



Moorfield Road, Mattishall, Dereham, NR20 3NZ

welcome to

Moorfield Road, Mattishall, Dereham

>> NO ONWARD CHAIN!! A well presented 3 bedroom detached bungalow, situated at the bottom of a cul-de-sac within the desirable village of Mattishall. The property boasts 2 reception rooms, conservatory, fitted kitchen, enclosed rear garden, integral garage & superb field views!!



Description

We are extremely pleased to present to the market this 3 bedroom detached bungalow, situated within a peaceful cul-de-sac in Mattishall with local amenities and facilities close by.

In brief, the internal accommodation comprises; entrance hall, bay-fronted lounge, separate dining room, fitted kitchen, conservatory, three bedrooms, one with built-in wardrobes, family bathroom and cloakroom. Coupled with the accommodation, the property further benefits from oil fired central heating and double glazed windows throughout. Outside, there is a shingle driveway providing off road parking and access to the integral garage, together with gardens to the front and rear aspects with far-reaching field views adding an extra benefit to this property.

A full and early internal inspection is highly recommended to fully appreciate the accommodation and location offered for sale! NO ONWARD CHAIN!

The Accommodation

Entrance Hall

External obscure glass entrance door to front aspect, fitted carpet flooring, airing cupboard housing hot water tank, loft access, radiator and doors opening to all rooms.

Lounge

17' 5" x 11' 1" (5.31m x 3.38m)
With fitted carpet flooring, central open fireplace with tiled hearth and brick surround, radiator and double glazed bay window to front aspect.

Dining Room

12' 4" x 11' 8" (3.76m x 3.56m)
With fitted carpet flooring, built-in storage cupboard, ceiling fan, radiator, door opening to kitchen and double glazed sliding door opening to;

Conservatory

14' 6" x 7' 9" (4.42m x 2.36m)
UPVC build with tiled flooring, radiator, double glazed windows surrounding and double glazed doors opening to the rear garden.

Kitchen

A range of wall and base units with complementary rolled edge work surfaces over, inset sink and drainer with mixer tap above, tiled splashbacks, space for electric cooker, space for fridge and freezer, radiator, fitted carpet flooring, double glazed window to rear aspect and doors opening to the integral garage.

Bedroom One

11' x 11' (3.35m x 3.35m)
With fitted carpet flooring, built-in wardrobes, radiator and double glazed window to front aspect.

Bedroom Two

12' 4" x 10' 9" (3.76m x 3.28m)
With fitted carpet flooring, radiator and double glazed window to rear aspect.

Bedroom Three

8' 9" x 7' 4" (2.67m x 2.24m)
With fitted carpet flooring, radiator and double glazed window to rear aspect.

Bathroom

Tiled three piece suite comprising pedestal hand wash basin, panelled bath, walk-in shower cubicle, vinyl flooring, radiator and double glazed obscure glass window to rear aspect.

Cloakroom

Partially tiled two piece suite comprising low level w.c, hand wash basin, vinyl flooring and radiator.

Outside

To the front of the property, there is a shingle driveway which provides off road parking and access to the integral garage. The remainder of the front is laid to lawn with plant and shrub beds, shingle pathway leading to the main entrance and gate entry to the rear garden.

The enclosed rear garden, is laid mainly to lawn with paved patio areas, together with plant and shrub beds, trees and mature hedging. The property further benefits from far-reaching field views.

Integral Garage

With power, light, roller door to front and personal door access to the kitchen.

directions to this property:

Upon entering the village of Mattishall from the Dereham direction, proceed along Dereham Road and take the left hand turn into Orchard Road. At the t-junction, take the left hand turn into Moorfield Road and where the property can be found on the right hand side.



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welcome to

Moorfield Road, Mattishall, Dereham

- NO ONWARD CHAIN!
- 3 Bedroom Detached Bungalow
- 2 Reception Rooms + Conservatory
- Oil Fired Central Heating & Double Glazed Windows
- Enclosed Rear Garden
- Fantastic Field Views To Rear Aspect
- Shingle Driveway & Integral Garage
- Sought-After Village Location

Tenure: Freehold EPC Rating: E

offers in excess of

£325,000



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



Please note the marker reflects the postcode not the actual property

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Property Ref:
DRM115464 - 0004

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