



Blackberry Close, Dereham, NR20 3TB

welcome to

Blackberry Close, Dereham

Sought-After Cul-De-Sac Position! A spacious 3 double bedroom detached bungalow, beautifully presented throughout, and boasting 2 generous reception rooms, contemporary fitted kitchen & separate utility room, master bedroom en suite, landscaped rear garden, ample parking, double garage & more!



Description

William H Brown are pleased to offer a stunning, well positioned, Norfolk Home built three detached bungalow. Presented in excellent order throughout, this property benefits from underfloor heating throughout and has three double bedrooms with built-in wardrobes, a living room and separate dining room which opens onto the garden, a modern fitted kitchen with utility room. There is an en-suite shower room and a family bathroom. Outside, the property benefits from a double garage with electric roller doors, and driveway parking to the front whilst at the rear is a good sized garden with patio area, lawn, shrubs and a shed. Being offered in fantastic condition on a cul-de-sac in a sought after area in the popular town of Dereham, this bungalow will suit downsizers, retirees and families alike. Not to be missed.

Accommodation

The property sits proudly on the cul-de-sac and has a brick-weaved driveway leading to the double garage, and a pathway to the double glazed door into

Entrance Hall

Side window panel to front, storage cupboard, airing cupboard, loft access. Smooth ceiling and coving. Doors to all rooms.

Living Room

18' 5" x 12' 1" (5.61m x 3.68m)
Feature gas fireplace, smooth ceiling and coving, double glazed bay window to front access. Archway to

Dining Room

10' 9" x 9' 9" (3.28m x 2.97m)
With double glazed double doors into the garden, smooth ceiling and coving. Door to

Kitchen

12' x 9' (3.66m x 2.74m)
Modern fitted kitchen with a range of wall and base units having work surfaces over. Inset 1.5 bowl sink and drainer, inset gas hob, built-in electric eye-level double oven, integrated dishwasher, breakfast bar smooth ceiling and coving double glazed window to rear aspect, door to

Utility Room

6' 4" x 5' (1.93m x 1.52m)
Fitted with a range of wall and base units having work surfaces over, inset sink and drainer, space for fridge freezer, tiled flooring, double glazed door to rear aspect.

Bedroom One

11' 8" x 10' 1" (3.56m x 3.07m)
Double glazed window to rear aspect, smooth ceiling and coving, built in wardrobe, door to

En-Suite Shower Room

Three piece suite comprising low level WC, wash hand basin set into a vanity unit and shower cubicle. Heated towel rail, shaver point, extractor fan. Tiled flooring

Bedroom Two

12' 5" x 9' 2" (3.78m x 2.79m)
Double glazed window to front aspect, smooth ceiling and coving, built in wardrobe.

Bedroom Three

12' 5" x 9' 9" (3.78m x 2.97m)
Double glazed window to front aspect, smooth ceiling and coving, built in wardrobe.

Bedroom Three

12' 5" x 9' 9" (3.78m x 2.97m)
Double glazed window to front aspect, smooth ceiling and coving, built in wardrobe.

Bathroom

Three piece bathroom suite comprising low level WC, hand wash basin set into a vanity unit and panel bath. Tiled floor. Double glazed window to side aspect.

Rear Garden

Patio adjoining the property and accessed via the dining area and utility. Fully enclosed and laid to lawn with a variety of flowers, shrubs and trees. Storage shed with power and lighting, side access to front.

Double Garage

Two electric roller doors, power and lighting, eaves storage, door to garden.

Directions

From William H Brown Dereham office, proceed into the town centre and bear right at the War Memorial onto Wellington Road. Follow this road into Neatherd Road and then into Crown Road. At the t-junction, turn left onto Norwich Road. Continue along, taking the right hand turn into Wheatcroft Way and then take the last left hand turn into Blackberry Close. The property can be found on the right hand side, identified by our William H Brown "For Sale" board.



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welcome to

Blackberry Close, Dereham

- Detached Bungalow, Built By Norfolk Homes
- Three Double Bedrooms with Built-in Wardrobes
- Modern Integrated Kitchen and Separate Utility
- Two Reception Rooms
- Master Bedroom En Suite
- Attractive, Enclosed Rear Garden with Storage Shed
- Driveway Parking and Double Garage
- Underfloor Heating

Tenure: Freehold EPC Rating: C

offers in excess of

£425,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DRM116749 - 0004

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