



Thompson Close, Swanton Morley, Dereham, NR20 4PE

welcome to

Thompson Close, Swanton Morley, Dereham

>> BE QUICK TO VIEW!! Enjoy this presentable 3 bedroom semi-detached house, offering a fantastic cul-de-sac position which faces onto the green. Boasting a welcoming lounge, 20' modern fitted kitchen/dining room, enclosed rear garden, off-road parking & garage!



Description

William H Brown are pleased to offer a superb family home in a popular village enjoying a prime cul-de-sac position facing into a green.

Internally, there is a spacious living room, a dual aspect modern kitchen/dining room and entrance hall on the ground floor whilst upstairs, there are three bedrooms and a modern family bathroom. Outside, there is off-road parking spaces to the front of the property, further including a single garage. There is an enclosed passageway between the property and garage, which provides front access and a door to the enclosed, good-sized rear garden which has a lawn and raised decked area ideal for entertaining. Coupled with the accommodation, the property further benefits from LPG gas central heating and double glazed windows throughout.

The property is well presented throughout and the vendors have found a property which has no onward chain beyond. Viewings are essential!

The Accommodation

The property is at the top of the cul-de-sac and faces onto the green. There are three paved parking spaces set into the verge, with a concrete driveway leading to the garage, and a front lawn with pathway leading to a double glazed door into;

Entrance Hall

Stairs rising to first floor landing, radiator, double glazed windows to front aspect, door to kitchen/dining room and further door opening to;

Lounge

14' 6" x 12' (4.42m x 3.66m)

Wood effect flooring, electric feature fireplace, TV point, ceiling fan, radiator, coving and double glazed window overlooking the rear garden.

Kitchen/Dining Room

20' 8" x 8' 9" (6.30m x 2.67m)

Dual aspect modern fitted kitchen with a range of wall and floor mounted units with complementary rolled edge work surfaces over, inset 1.5 bowl sink with mixer tap above, tiled splashbacks, built-in electric oven, inset electric hob with extractor hood over, space for free standing fridge freezer, plumbing available for washing machine, wall mounted boiler, tiled flooring, radiator, coving and double glazed windows to front and rear aspects. Further door opens to side passageway.

First Floor Landing

Storage cupboard, smooth ceiling, high level double glazed window and doors opening to all bedrooms and bathroom.

Bedroom One

14' 7" x 9' 11" (4.45m x 3.02m)

Space for wardrobe in alcove space, radiator and double glazed window to rear aspect.

Bedroom Two

10' 10" max x 7' 2" (3.30m max x 2.18m)

Radiator and double glazed window to rear aspect.

Bedroom Three

7' 6" x 6' 10" (2.29m x 2.08m)

Radiator and double glazed window to side aspect.

Bathroom

Three piece suite comprising low level w.c, pedestal hand wash basin, P-shaped bath with shower over and tiled splashbacks, heated towel rail, smooth ceiling and double glazed obscure glass window to front aspect.

Rear Garden

There is a passageway between the house and garage, with UPVC doors to the front and rear. The garden itself has a perimeter path, a raised and fenced decked area, flower and shrub borders and a storage shed. Timber fencing encloses the property, providing security and privacy to the home.

Garage

21' 6" x 7' 11" (6.55m x 2.41m)

Up and over door, power and lighting, window to rear and personal door opening to the side passageway.

Location

Swanton Morley has a huge amount to offer, including a butchers, village shop, Post Office, garage, primary school, delightful village green and two public houses - Darby's and The Angel. There is also a village hall and local sports clubs which include football, bowls and cricket. The nearby River Wensum, lakes and fisheries provide fantastic spots for fishing and nature lovers will discover footpaths criss-crossing the area. For more amenities and shops, the bustling market town of Dereham is located just 3 miles away and offers a shopping centre, market place, golf course, cinema and swimming pool.

directions to this property:

Upon entering the village of Swanton Morley from the Dereham direction, proceed through the village centre following the road towards Bawdeswell. Continue down the hill and around the sharp left hand bend and turn left opposite the parish church. Proceed along this road and take the first left hand turn into Thompson Close. The property can be found at the bottom of the cul-de-sac, identified by our William H Brown 'For Sale' board.



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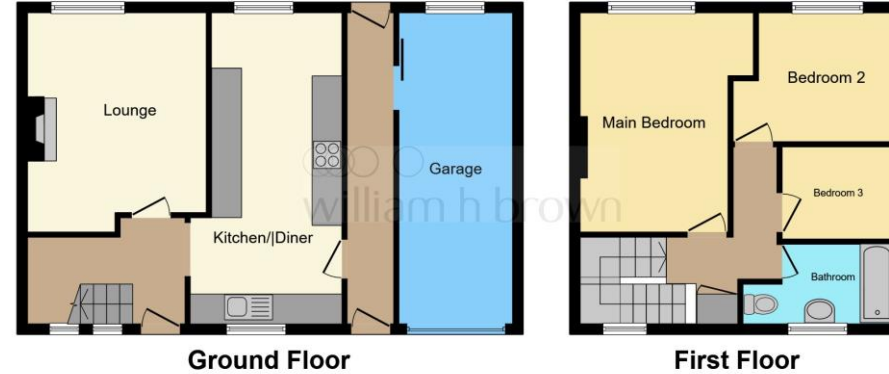
welcome to

Thompson Close, Swanton Morley, Dereham

- 3 Bedroom Semi-Detached House
- Living Room with Electric Fireplace
- Dual Aspect Modern Kitchen/Dining Room
- Well-Presented Throughout
- Driveway Parking And Garage
- Enclosed Rear Garden With Decking
- Popular Village Setting
- Cul-de-sac Location Opposite a Green

Tenure: Freehold EPC Rating: E

£230,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Property Ref:
DRM116793 - 0002

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