



Earlsmead Gardens, Mileham, King's Lynn, PE32 2GB

welcome to

Earlsmead Gardens, Mileham, King's Lynn

A remarkable detached bungalow, offering luxury accommodation throughout and situated within an exclusive development in the peaceful village of Mileham. This high specification home has undergone a number of improvements by the current owners and offers 3 double bedrooms, gardens, parking & more!



Description

William H Brown are delighted to welcome to the market this superb 3 double bedroom detached bungalow, located within an exclusive development of just five high-quality properties in the tranquil village of Mileham. The village itself is surrounded by open countryside and offers a post office and a garden nursery.

In brief, the internal accommodation comprises; welcoming entrance hall, bright & airy sitting room with dual aspect windows, open-plan kitchen/family/dining room, with the kitchen benefiting from recent refurbishment by the current owners, separate utility room, master bedroom with built-in wardrobes and en suite shower room, two further double bedrooms and the family bathroom suite.

Coupled with the accommodation, the property further benefits from air source heating, double glazed windows, new flooring throughout and underfloor heating. Externally, the property is approached by a private shingle driveway which provides ample off-road parking, access to the oak-framed carport and single garage. The enclosed rear garden is immaculately tended with an array of well-stocked plant beds and offers a tranquil setting for outside entertaining and relaxing within the warmer months of the year.

With well-proportioned living space and modern finishes throughout, this home provides comfortable living in a sought-after location, ideal for those seeking their forever home!

The Accommodation

Double glazed external entrance door opening to;

Entrance Hall

With Amtico flooring, airing cupboard, built-in storage cupboard, underfloor heating, inset ceiling spotlights, and doors opening to all rooms.

Sitting Room

16' 3" x 14' 7" (4.95m x 4.45m)

With wooden Karndean flooring, underfloor heating, wall lights, dual aspect double glazed windows to side and rear aspects, and French doors opening to the rear garden.

Kitchen/Dining/Family Room

24' 5" x 20' 8" (7.44m x 6.30m)

A comprehensive range of wall and floor mounted fitted kitchen units with quartz work surfaces over and upstands, undermount 1.5 bowl sink with mixer tap, space for electric double cooker, tiled splashback and extractor hood over, integrated dishwasher, integrated microwave, space for American fridge freezer, Amtico flooring, underfloor heating, inset ceiling spotlights and double glazed window to side aspect.

The remaining space further benefits from continued antique flooring, underfloor heating, dual aspect double glazed windows to front and side aspects, and French doors opening to the rear garden.

Utility Room

7' 10" x 5' 9" (2.39m x 1.75m)

A comprehensive range of wall and floor mounted fitted kitchen units with complementary rolled edge work surfaces over, inset stainless steel sink and drainer with mixer tap, decorative tiled splashbacks, space for washing machine and tumble dryer, Amtico flooring, underfloor heating and double glazed external door opening to the side aspect.

Master Bedroom

14' 1" x 10' 10" (4.29m x 3.30m)

With fitted carpet flooring, underfloor heating, built-in wardrobes, double glazed window to front aspect and door opening to;

En Suite

Three piece suite comprising low level w.c, hand wash vanity unit, walk-in shower cubicle, part tiled walls, tiled flooring, underfloor heating, inset ceiling spotlights, heated towel rail and double glazed obscure glass window to side aspect.

Bedroom Two

11' 2" x 11' 2" (3.40m x 3.40m)

With fitted carpet flooring, underfloor heating, built-in wardrobes and double glazed window to rear aspect.

Bedroom Three

11' 2" x 8' 8" (3.40m x 2.64m)

With fitted carpet flooring, underfloor heating and double glazed window to front aspect.

Family Bathroom

Three piece suite comprising low level w.c, hand wash vanity unit, panelled bath with shower over, part tiled walls, tiled flooring, underfloor heating, inset ceiling spotlights, heated towel rail and double glazed obscure glass window to front aspect.

External

This delightful home is situated within an exclusive development, accessed by a five-bar gate, offering a peaceful and secure environment. The property features ample off-road parking by a large shingle driveway, with further access to the oak-framed carport and single garage. The remainder of the attractive front is laid to well-tended lawn and is bursting with vibrant flowers, creating a colourful and serene outdoor retreat.

To the rear, a beautifully landscaped garden awaits with a blend of sprawling lawn and charming patio seating areas, providing a perfect setting for outdoor enjoyment. The garden is well-stocked with a variety of flower beds and shrub borders, bursting with greenery and vibrant blooms. Convenient storage is provided for gardening tools or any other necessities, together with personal door access to the garage. The property is fully enclosed by timber fencing and mature shrubbery, offering a tranquil and private space to relax.

Garage

With power, lighting, window to side aspect, personal door access from the garden and up and over door to front.



view this property online williamhbrown.co.uk/Property/DRM111194



welcome to

Earlsmead Gardens, Mileham, King's Lynn

- Prestigious 3 Double Bedroom Detached Bungalow
- High Quality, Immaculate Accommodation
- Open Plan Kitchen/Family/Dining Room
- Master Bedroom En Suite And Family Bathroom
- Air Source Heating With Underfloor Heating
- Beautifully Landscaped Rear Garden, Well-Stocked Throughout
- Private Driveway Offering Ample Off-Road Parking, Carport And Garage
- Executive Development Within A Peaceful Village Setting

Tenure: Freehold EPC Rating: C

£575,000



Floor Plan



Outbuilding

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

view this property online williambrown.co.uk/Property/DRM111194



Property Ref:
DRM111194 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01362 692238



Dereham@williambrown.co.uk



3 Market Place, DEREHAM, Norfolk, NR19 2AW



williambrown.co.uk