



Market Place, Dereham NR19 2AX

welcome to

Market Place, Dereham

GUIDE PRICE £145,000-£150,000 Nestled in a discreet position just moments from Dereham town centre, an inviting 2 bedroom end-terraced home. Offering a modern fitted kitchen, 15' lounge, shower room and 2 parking spaces. Motivated vendor who has already found - don't miss out!



The Accommodation

Double glazed external entrance door opening to;

Kitchen

9' 2" x 8' (2.79m x 2.44m)

A range of wall and floor mounted base units with complementary rolled edge work surfaces over, inset stainless steel sink with mixer tap, tiled splashbacks, built-in electric oven, inset electric hob with extractor hood over, space for free standing fridge freezer, space for washing machine, wood effect flooring, radiator, double glazed window to front aspect and door opening to;

Living Room

15' 9" x 11' 5" (4.80m x 3.48m)

Fitted carpet flooring, stairs rising to first floor landing, built-in storage cupboard, radiator and two double glazed windows to front aspect.

First Floor Landing

Fitted carpet flooring, radiator and doors opening to both bedrooms and shower room.

Bedroom One

11' 7" x 8' (3.53m x 2.44m)

Fitted carpet flooring, radiator and double glazed window to side aspect.

Bedroom Two

10' x 8' 6" (3.05m x 2.59m)

Fitted carpet flooring, radiator and double glazed window to front aspect.

Shower Room

Three piece suite comprising low level w.c, hand wash vanity unit, tiled splashbacks, walk-in corner shower cubicle, wood effect flooring, radiator and double glazed window to front aspect.

Outside

The property benefits from two allocated parking spaces to the front aspect.

Agents Note

Please note that the property has a private right of way over the shared access drive. Please enquire with the branch for further details.

Location

Dereham is situated about 16 miles from the City of Norwich. It has a modern shopping centre, large supermarkets, a full range of schools, hotels, churches and public houses. There are regular bus services to all the nearby towns and villages, together with a fantastic route into Norwich City centre. Dereham boasts many sport and leisure activities including Dereham Leisure Centre, which incorporates a full gymnasium, modern pool and indoor bowls. There is also a friendly and sociable golf club located off the well regarded Quebec Road.



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Market Place, Dereham

- GUIDE PRICE £145,000-£150,000
- Well-Presented 2 Bedroom End-Terraced House
- Modern Fitted Kitchen and Comfortable Lounge
- 2 Off-Road Parking Spaces To Front
- Electric Heating And Double Glazed Windows

Tenure: Freehold EPC Rating: E

Council Tax Band: A

£145,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DRM117791 - 0004

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william h brown



01362 692238



Dereham@williamhbrown.co.uk



3 Market Place, DEREHAM, Norfolk, NR19 2AW



williamhbrown.co.uk