

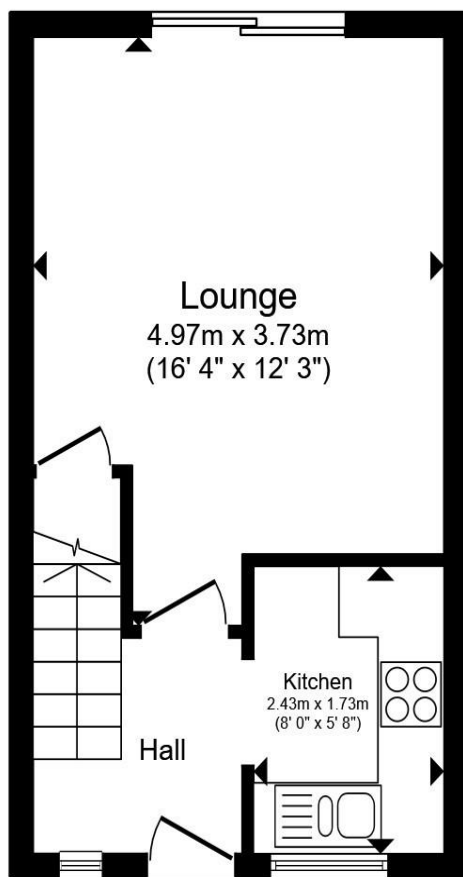


Amsterdam Way, Dereham NR19 1XH

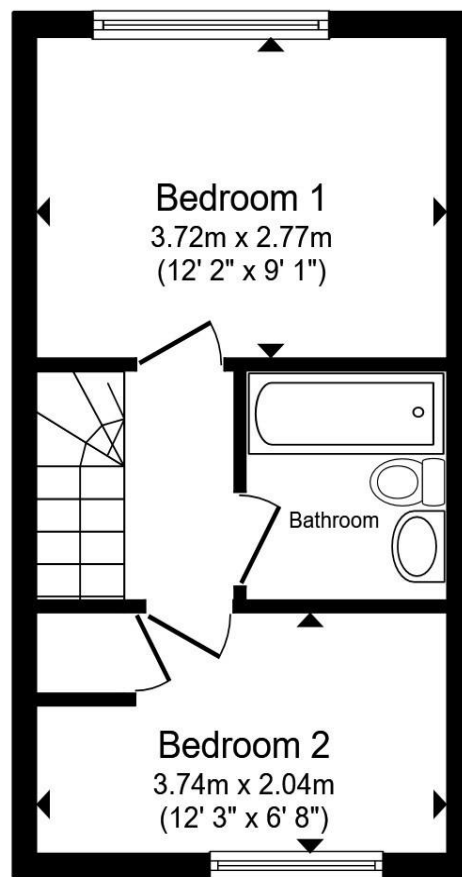
welcome to
Amsterdam Way, Dereham

William H Brown are pleased to offer a fantastic, well situated and presented mid-terraced property with no onward chain. With a spacious living room, modern kitchen and bathroom, two bedrooms, a rear garden and parking space to the front, this home will make an ideal first buy or investment. NO CHAIN





Ground Floor



First Floor

Total floor area 63.9 m² (688 sq.ft.) approx

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.propertybox.io

Accommodation

The property benefits from parking to the front. Internal accommodation comprises an entrance hall, modern kitchen and living room with patio doors onto the garden whilst upstairs there are two bedrooms and a family bathroom. To the rear of the property there is a garden with patio, lawned area and gate onto the development behind.

Agents Note

This development in Toftwood is subject to an annual management charge of £232.14.

welcome to

Amsterdam Way, Dereham

- Two bedroom terraced property
- Living Room with doors onto the garden
- Modern kitchen
- Family Bathroom
- Enclosed Rear Garden

Tenure: Freehold EPC Rating: D

Council Tax Band: B

£170,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/DRM117843



Property Ref:
DRM117843 - 0003

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@williamhbrown.co.uk



3 Market Place, DEREHAM, Norfolk, NR19 2AW



williamhbrown.co.uk