



**Short Drove, Downham Market, PE38 9PT**



**welcome to**

## **Short Drove, Downham Market**

An impressive five bedroom detached family home, located within a quiet area of Downham Market. The property offers fantastic space throughout for all the family, with an open plan kitchen/diner, two reception rooms & two en suites, whilst outside boasts an enclosed garden & garage.



**Accommodation:**

Double-glazed entrance door to:

**Entrance Hall**

Door to the front. Radiator. Double-glazed window to the front. Stairs leading to the first floor landing.

**Lounge**

12' 7" x 19' 6" ( 3.84m x 5.94m )

Double-glazed window to the front. Feature fireplace. Radiator. Double-glazed French doors to the rear.

**Dining Room**

12' 7" x 8' 1" ( 3.84m x 2.46m )

Double-glazed window to the rear. Radiator.

**Kitchen**

15' 6" x 12' 6" ( 4.72m x 3.81m )

This fitted kitchen includes both wall & base units with work surfaces over, a one and a half bowl composite sink & drainer unit, and space for range-style cooker with stainless steel cooker hood over. There is also an integrated dishwasher. Double-glazed windows to the side & rear. Double-glazed skylight window.

**Utility Room**

8' 7" x 7' 4" ( 2.62m x 2.24m )

Fitted with base units with work surfaces over. Stainless steel sink & drainer unit. Space & plumbing for a washing machine & tumble dryer. Double-glazed window to the rear. Double-glazed door to the rear.

**Cloakroom**

Fitted with WC & wash hand basin. Radiator. Double-glazed window to the front.

**First Floor Landing**

Stairs from the entrance hall. Radiator. Storage cupboard. Double-glazed window to the front.

**Bedroom Two**

12' 7" x 9' 8" ( 3.84m x 2.95m )

Double-glazed window to the rear. Radiator.

**En Suite**

Fitted with WC, wash hand basin & shower cubicle. Radiator. Double-glazed window to the front.

**Bedroom Three**

12' 8" x 9' 5" ( 3.86m x 2.87m )

Double-glazed window to the rear. Radiator. Storage cupboard.

**Bedroom Four**

9' 5" x 8' 1" ( 2.87m x 2.46m )

Double-glazed window to the rear. Radiator.

**Bedroom Five**

8' 9" x 6' 6" ( 2.67m x 1.98m )

Double-glazed window to the front. Radiator.

**Bathroom**

Fitted with WC, wash hand basin & bath with shower over. Heated towel rail. Double-glazed window to the front.

**Second Floor Landing**

Double-glazed skylight window.

**Bedroom One**

15' 3" x 14' 6" ( 4.65m x 4.42m )

Double-glazed windows to the front & rear. Two radiators. Built-in wardrobe. Loft access.

**En Suite**

Fitted with WC & wash hand basin. Radiator.

**Outside**

To the front of the property, a brickweave driveway provides off-road parking for 2 - 3 cars & leads to the single garage. To the rear, the garden is fully enclosed by timber fencing & is mainly laid to lawn, alongside a patio area, and overlooks fields behind the property.

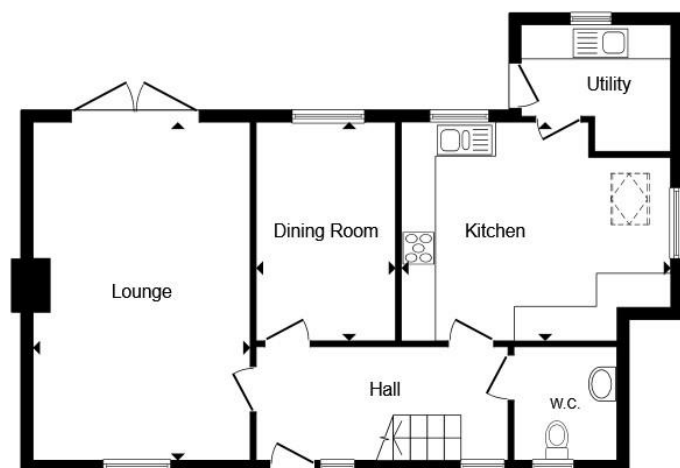
**Agent's Note**

The property benefits from solar panels, generating around £2,000 annually under the current tariff.

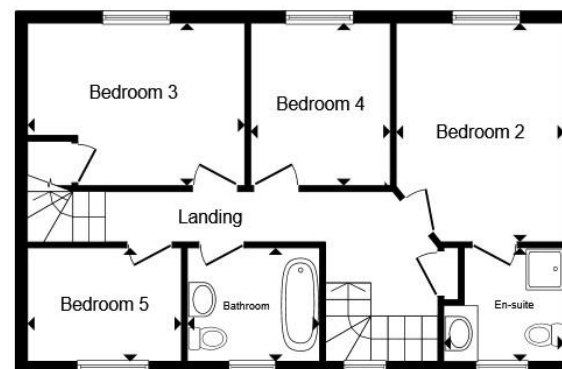


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**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 159.5 m<sup>2</sup> (1,717 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](http://www.propertybox.io)

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## **Short Drove, Downham Market**

- 5 bedroom detached house
- Open plan kitchen/diner
- Lounge + dining room
- Two en suites
- Garage

Tenure: Freehold EPC Rating: C

Council Tax Band: E

# £450,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DHM112710 - 0003

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