Star Meadow Oak Street,Fakenham NR21 9DS

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welcome to

Star Meadow Oak Street, Fakenham

We are pleased to present this two bedroom park home for over 45s perfectly located within walking distance to the town centre. The park home itself offers a spacious lounge, kitchen, shower room and 2 bedrooms. The property also boasts off road parking, but could be made as extra garden space.

Hall

Utility

Door to the front.

Kitchen

6' 9" x 9' 6" (2.06m x 2.90m)
Kitchen with wall and base units, integrated gas hob, extractor, stainless steel sink with drainer, space for washing machine and window to the rear. Mains gas heating.

Lounge

10' 5" x 9' 5" (3.17m x 2.87m)
Radiator (mains gas), double aspect window to the front and side and door to the rear.

Bedroom One

8' x 9' 5" (2.44m x 2.87m)
Fitted wardrobe unit with mirror and window to the front.

Bedroom Two

5' x 6' 6" (1.52m x 1.98m)
Fitted storage and window to the rear.

Shower Room

Comprising of shower cubicle, wash hand basin, WC, cupboard, towel rail and window to the rear.
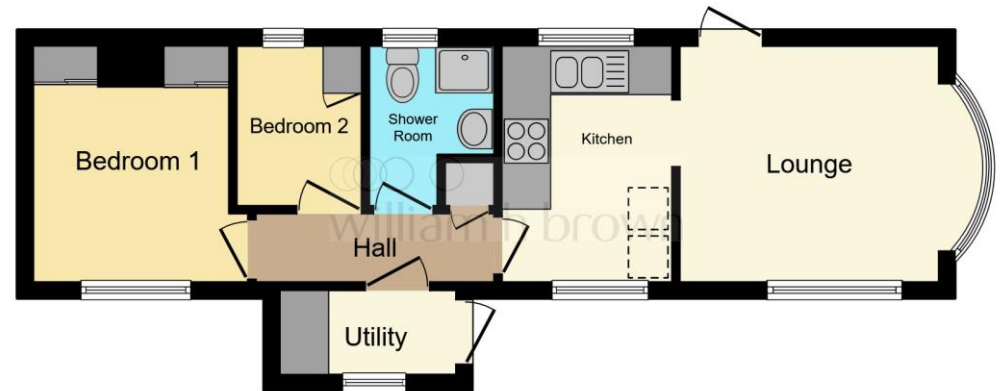
Pitch Fee £186pcm

Agents Note

Please note this site is for people aged 45 and over and pets are negotiable.

Outside

Outside tap and electric. Shed which has electricity. Space for parking, but can be made as extra garden space if preferred. Quiet and tucked away surrounding.

Bedroom 1 | Bedroom 2 | Shower Room | Kitchen | Lounge | Hall | Utility

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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Star Meadow Oak Street, Fakenham

- GUIDE £100,000 - £110,000
- TWO BEDROOMS
- TOWN CENTRE LOCATION TUCKED AWAY DOWN A LANE
- OVER 45s ONLY
- ELECTRIC OUTSIDE AND IN SHED

Tenure: EPC Rating: Exempt

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

guide price

£100,000

Please note the marker reflects the postcode not the actual property

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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.

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