



**Plantation Road, Fakenham NR21 8PL**



**welcome to**

**Plantation Road, Fakenham**

A superb four bedroom detached family home boasting a large garden, integral garage, spacious living accommodation throughout with views of Pensthorpe nature reserve to the rear.



### Entrance Hall

Double glazed window to the front of the property.

### Cloakroom

WC, wash hand basin and double glazed window to the front of the property.

### Lounge

16' 7" ( plus into bay ) x 12' 9" (max) ( 5.05m ( plus into bay ) x 3.89m (max) )

Two radiators and double glazed window to the front of the property.

### Dining Room

9' 7" x 9' 7" ( 2.92m x 2.92m )

Radiator and patio doors leading to the rear.

### Kitchen

9' 3" x 9' 7" ( 2.82m x 2.92m )

Kitchen with wall and base units, oven, hob, space for fridge and dishwasher, sink with drainer and double glazed window to the rear of the property.

### Utility Room

9' 7" x 5' 6" ( 2.92m x 1.68m )

Base units, sink with drainer, double glazed window to the side and door to the rear of the property.

### Bedroom One

13' x 14' 6" ( 3.96m x 4.42m )

Two wardrobes, radiator and double glazed window to the front of the property.

### En Suite

Suite comprising of shower, WC, wash hand basin, radiator and double glazed window to the side of the property.

### Bedroom Two

12' 7" ( Into Recess ) x 8' 7" ( 3.84m ( Into Recess ) x 2.62m )

Radiator and double glazed window to the rear of the property.

### Bedroom Three

9' 4" ( Into recess ) x 10' 8" ( into recess ) ( 2.84m ( Into recess ) x 3.25m ( into recess ) )

Radiator and double glazed window to the rear of the property.

### Bedroom Four

8' 2" x 8' 3" ( into recess ) ( 2.49m x 2.51m ( into recess ) )

Radiator and double glazed window to the rear of the property.

### Bathroom

Suite comprising of bath, WC, wash hand basin, tiled, radiator and double glazed window to the rear of the property.

### Garage

9' 2" x 21' 7" ( 2.79m x 6.58m )

Electric door to the front.



Ground Floor



First Floor

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](http://www.focalagent.com)



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## Plantation Road, Fakenham

- FOUR BEDROOMS
- DETACHED FAMILY HOME
- LARGE REAR GARDEN
- VIEWS OF PENSTHORPE NATURE RESERVE
- INTEGRAL GARAGE

Tenure: Freehold EPC Rating: D

# £340,000



Please note the marker reflects the postcode not the actual property

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