

Arnolds | Keys



Tanglewood, Cromer Road, Thorpe Market, NR11 8AJ

Price Guide £485,000

- Stunning detached house
- Two reception rooms
- Impeccable gardens
- Oil fired central heating
- Village location
- Three double bedrooms
- Beautiful kitchen
- Large driveway & garage
- UPVC double glazed windows & doors
- One not to be missed

Cromer Road, Thorpe Market NR11 8AJ

Tanglewood is a stunning detached house set back off the road in the village of Thorpe Market, offering beautiful accommodation which is impeccably presented throughout.

The property is offered with oil fired central heating and UPVC double glazed windows and doors.

Tanglewood is offered with three double bedrooms and two family bathrooms on the first floor, entrance hall, cloakroom, fitted kitchen, and two reception rooms on the ground floor.

Beautiful landscaped gardens to both front and rear of the property with parking on a gravelled driveway for three plus cars and an attached garage to the side. Stunning westerly facing rear garden with many storage sheds and vegetable growing area.



Council Tax Band: E



HALLWAY

Covered entrance porch with UPVC double glazed door to hallway. Karndean flooring, radiator, under stairs storage cupboard, stairs to first floor, doors to cloakroom, lounge and kitchen. Ceiling lights.

CLOAKROOM

UPVC double glazed window to the front low level WC, wash hand basin, radiator, ceiling light and tiled flooring.

LOUNGE

Triple aspect room with UPVC double glazed windows to the front, side and rear, carpet, two ceiling lights, two radiators, fireplace with open fire, TV point, opening to snug reading area with carpet and radiator and French doors to

DINING ROOM

UPVC French doors opening onto the secluded courtyard and UPVC double glazed window looking out over the rear garden. Carpet, ceiling light, wall mounted electric heater.

KITCHEN

A large kitchen with a comprehensive range of base and drawer units with Mistral work surface over, inset sink and drainer, built in appliances to include dishwasher, washing machine, built in eye level double oven, inset hob and extractor hood above. Space for fridge freezer. Further matching wall mounted cupboards and shelving. Karndean flooring, ceiling lights, UPVC double glazed window to the rear and door to the side courtyard.

LANDING

Galleried landing with doors to all rooms, UPVC double glazed window to the front. Radiator, door to airing cupboard, carpet and access to loft space.

BEDROOM ONE

UPVC double glazed windows to the front and side, carpet, radiator, ceiling light, double sliding doors to fitted wardrobes.

BATHROOM

Beautiful, spacious bathroom with separate bath mixer shower over, separate shower cubicle, pedestal wash hand basin and low level WC. Tiled flooring, radiator, ceiling light, UPVC double glazed window to the front

BEDROOM TWO

UPVC double glazed window to the rear with garden views and to the side. two wall lights, carpet, radiator, double sliding doors to built in wardrobe.

BEDROOM THREE

UPVC double glazed window to the rear with garden views. Radiator, carpet, ceiling light, door to built in storage cupboard.

BATHROOM

UPVC double glazed window to the rear. Bath with shower over, low level WC, vanity wash hand basin with storage cupboard beneath. Extensively tiled walls and floor. Wall mounted heated towel rail. Ceiling light.

OUTSIDE

The property is set back off the road with a five bar gate opening onto the gravelled driveway with parking for three plus cars, leading to the attached GARAGE with electric roller door, power and light, personal door and window to the rear.

The front garden is beautifully presented with mature flower bed and shrub borders, outside lighting and access leading round to the rear garden.

Impeccable rear garden fully enclosed and westerly facing, with a cottage style borders of flowers, shrubs, rose archways, raised beds and vegetable area with poly tunnel, two courtyard seating areas and garden shed.





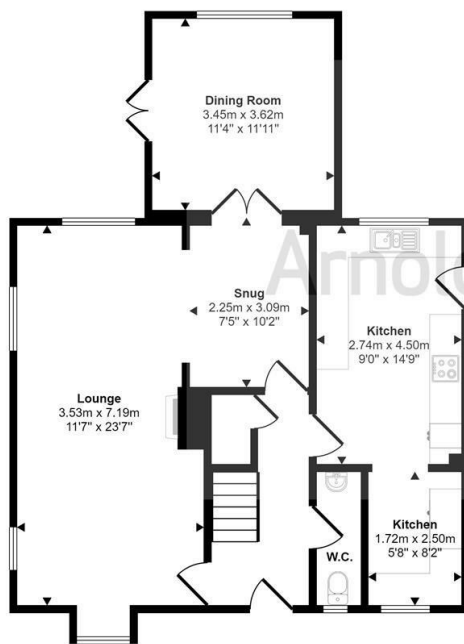
Viewings

Viewings by arrangement only. Call 01263 822373 to make an appointment.

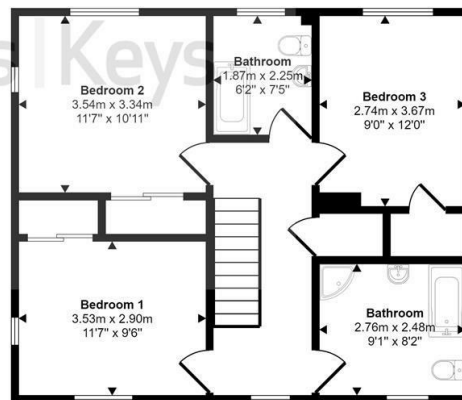
EPC Rating:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			75
(55-68) D	55		
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Approx Gross Internal Area
135 sq m / 1455 sq ft



Ground Floor
Approx 74 sq m / 799 sq ft



First Floor
Approx 61 sq m / 656 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon, and potential buyers are advised to recheck the measurements. Appliances will not have been tested in all cases and we cannot confirm they are in working order.

Arnolds Keys from time to time, recommends conveyancing services. Should you decide to use them we could receive a referral fee of up to £210. Arnolds Keys recommend Mortgage Advice Bureau (MAB) to sellers and buyer for mortgage advice. Should you decide to use MAB we would receive a referral fee of £250.

