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25 LOVAT CLOSE
HARLESTON, NORFOLK, IP20 9HJ



A three bedroom semi – detached bungalow in a peaceful location within the market town of Harleston

This appealing bungalow is situated just a short walk from the town centre and has the ultimate balance of countryside and convenience. The current owners have delightfully updated the internal living space to provide a bright and airy modern home. Upon entering the porch, you then are greeted by a spacious living room which features an electric fireplace, a leading to the upgraded kitchen. There are 3 bedrooms, a luxury family bathroom and a conservatory/utility room. To the rear of the property is low maintenance garden, which has been meticulously designed as is made up predominantly of laid lawn. The property also benefits from solar panels, a detached single garage and ample off-road parking.

LOCATION

Harleston is a thriving market town with many historical buildings and an excellent range of independently owned shops along with a supermarket, doctors, dentists and veterinary surgery, schools to G.C.S.E. level, 2 hotels, a number of cafes, restaurants and

pubs. There is a strong sense of community with many events going on within the town all year and lots of local clubs, organisations and activities. Diss which is 11 miles to the West has a mainline rail link to London, Liverpool Street. Norwich is about 20 miles to the North and is the principal shopping and commercial centre for the County.

SERVICES

Gas fired central heating. Electric fireplace. Mains drainage, water and electric. (Durrants have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order).

LOCAL AUTHORITY

South Norfolk District Council
Council Tax Band C

VIEWING

Viewing is strictly by arrangement with the vendors' agent Durrants, please call 01379 852217.



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9 miles



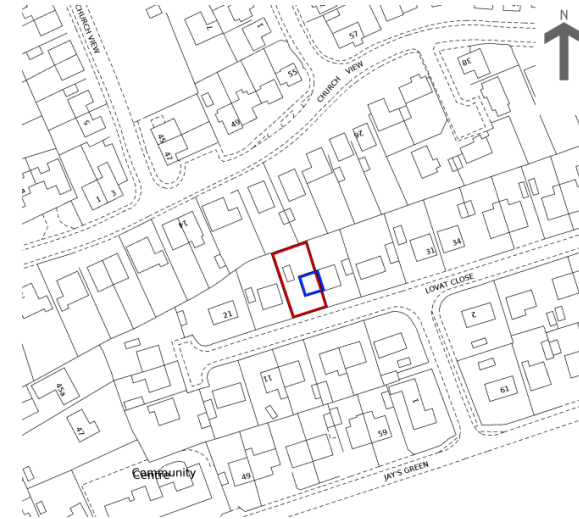
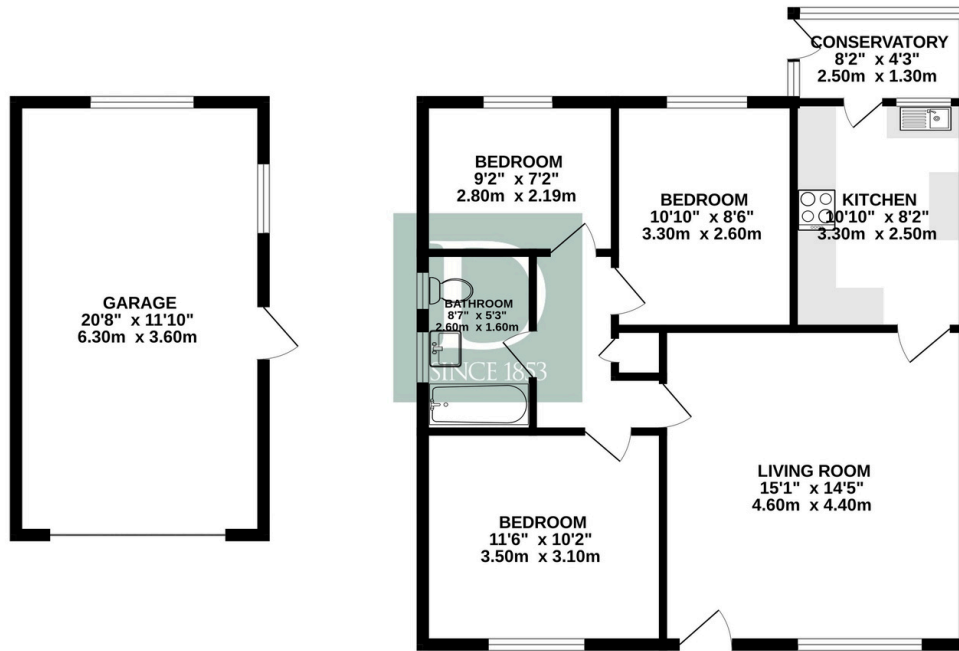
EPC



FLOOR PLAN

GROUND FLOOR
951 sq.ft. (88.3 sq.m.) approx.

LOCATION MAP



TOTAL FLOOR AREA: 951 sq.ft. (88.3 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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CONTACT US

Durrants, 32-34 Thoroughfare,
Harleston, Norfolk, IP20 9AU

Tel : 01379852217
Email : harleston@durrants.com

