



**Station Road, Clenchwarton, King's Lynn PE34 4DG**

**welcome to**

**Station Road, Clenchwarton, King's Lynn**

Located in the popular village of Clenchwarton which has good local amenities including local convenience store/post office and a primary school together with having easy access into Kings Lynn town centre.



**Entrance Door To:-  
Entrance Hall**

Radiator, loft access, airing cupboard housing hot water tank

**Lounge**

16' 2" max x 11' 11" max ( 4.93m max x 3.63m max )  
Double glazed window, radiator, wood effect laminate floor

**Kitchen**

11' 3" x 8' 11" ( 3.43m x 2.72m )  
Range of base and wall units, roll edge work top, inset stainless steel sink with mixer tap over, space for cooker, washing machine and fridge, pantry cupboard, radiator, double glazed door to rear

**Shower Room**

Shower cubicle, low level WC, wash hand basin, double glazed window, radiator

**Bedroom One**

11' 10" x 10' 9" ( 3.61m x 3.28m )  
Double glazed window, radiator

**Bedroom Two**

10' 9" x 9' 1" ( 3.28m x 2.77m )  
Double glazed window, radiator

**Outside**

To the front is a driveway giving off road parking for two/three cars and leads to a single garage with up and over door, power and light and courtesy door to rear. The rear garden is laid to lawn and enclosed by timber fencing.



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## Station Road, Clenchwarton, King's Lynn

- Popular Village of Clenchwarton
- Detached Bungalow
- Two Bedrooms
- Recently Renovated
- New Kitchen and Bathroom

Tenure: Freehold EPC Rating: E

# £220,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
KLN117822 - 0006

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01553 771337



KingsLynn@williamhbrown.co.uk



40-42 King Street, KING'S LYNN, Norfolk, PE30 1ES



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)