



Mill Road, Wiggshall St. Germans, King's Lynn PE34 3HL

welcome to

Mill Road, Wiggshall St. Germans, King's Lynn

Located in the village of Wiggshall St Germans is this two bedroom detached bungalow which sits on a plot of 0.3 of an acre (subject to measured survey).



Double Glazed Entrance Door To Entrance Hall

Radiator

Lounge

Two double glazed windows, oak flooring, two radiators, fireplace with inset multi-fuel burner, oak latch door

Kitchen

10' 2" x 9' 2" min (3.10m x 2.79m min)

Range of base and wall units, roll edge work top, inset Butler sink with mixer tap over, space for Range cooker, extractor over, mixer tap over, wine fridge, skirting lighting, pamment tiled floor, two double glazed window, double glazed door to:-

Conservatory

15' 6" x 10' 8" (4.72m x 3.25m)

UPVC construction under polycarbonate roof, space and plumbing for washing machine, tumble dryer and American-style fridge freezer, radiator, double glazed door to rear, door to:-

Family Room/ Dining Room

14' 6" x 8' 6" (4.42m x 2.59m)

Double glazed window, radiator

Bedroom One

11' 10" x 11' 8" (3.61m x 3.56m)

Double glazed window radiator, ceiling fan/light. oak latch door

Bedroom Two

12' x 8' 7" (3.66m x 2.62m)

Double glazed window, radiator, ceiling fan/light. oak latch door

Bathroom

8' x 6' 3" max (2.44m x 1.91m max)

Jacuzzi bath, high level WC, wash hand basin, heated towel rail, fitted shelving unit, ceramic tiled floor, two double glazed windows, inset spotlights, oak latch door

Outside

The property sits on a plot of approximately 0.3 of an acre (subject to measure survey) and has an extensive driveway giving off road parking for several vehicles and leads to a detached timber garage. The rear garden is laid mainly to lawn and has a green house, shed and pump house. There is also a work shop 24ft 2" x 12ft1" and has two double glazed window, fully boarded and insulated and an oil boiler (not connected).



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welcome to

Mill Road, Wiggshall St. Germans, King's Lynn

- Popular Village of Wiggshall St Germans
- Detached Bungalow
- Partially Renovated
- Two Bedrooms
- Conservatory

Tenure: Freehold EPC Rating: E

offers in excess of

£315,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
KLN117962 - 0004

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