









## welcome to

# West Winch Road, West Winch, King's Lynn

William H Brown are delighted to offer to market this spacious, detached three bedroom bungalow with a generous size garden and ample parking, in the popular village of West Winch.





Located set back from the road and less than a mile from the local amenities of the Hardwick retail park is this spacious, detached three bedroom bungalow with a generous size garden, in the popular village of West Winch. The property offers ample parking to the front of the property for multiple vehicles, along with a garage.

Entering into the property, you are greeted by an airy hallway which flows through the property. The open plan lounge/diner is fit with two fire places, one of which the current owners have recently fit with a multi fuel log burner and oak beam. The modern kitchen is fit with wall and base units, an integrated double oven and hob, an integrated dishwasher along with space for a freestanding fridge freezer. To the rear of the property is a useful conservatory with doors out to the extensive rear garden, with decking area perfect for evenings in the garden and to the rear of the garage is a wood shed to store the wood for the log burner. The property also boasts three double bedrooms and a family shower room.

Viewing highly recommended to appreciate all this property has to offer.

#### **Entrance Hall:**

## **Dining Room**

12' 11" x 11' 11" ( 3.94m x 3.63m )

### Lounge

13' 11" x 11' 11" ( 4.24m x 3.63m )

#### Kitchen

11' 9" x 10' 2" ( 3.58m x 3.10m )

#### **Inner Hall**

### Conservatory

#### **Bedroom 1**

12' 9" x 11' 9" ( 3.89m x 3.58m )

#### **Bedroom 2**

11' 11" x 11' 5" ( 3.63m x 3.48m )

#### **Bedroom 3**

14' 10" x 8' 7" ( 4.52m x 2.62m )

#### **Shower Room**











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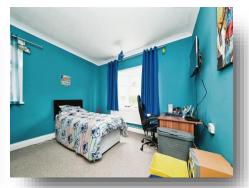
- Detached bungalow
- Three double bedrooms
- Ample parking and garage
- Modern kitchen
- Open plan lounge diner

Tenure: Freehold EPC Rating: D

# £325,000







Regent Ave **Google** Map data ©2024

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/KLN118467



Property Ref: KLN118467 - 0004

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would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these



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