



Ormesby, King's Lynn, PE30 4XB

welcome to

Ormesby, King's Lynn

Three bedroom semi-detached house located close to the Queen Elizabeth Hospital. Well presented throughout and boasting a large wrap around garden, off-road parking & garage with large workshop.



Entrance Hall

Door to front aspect leads into spacious hallway, stairs to first floor

Lounge/Diner

21' 10" x 11' 6" max (6.65m x 3.51m max)
Window to front and rear. Two radiators

Kitchen

12' 11" x 8' 2" (3.94m x 2.49m)
Window to rear, fitted kitchen with a range of wall and base units, worksurface over with inset sink/drainage, tiled splashbacks, eye level oven, gas hob with cooker hood over, space and plumbing for washing machine and dishwasher, space for fridge freezer. radiator

First Floor Landing

Bedroom One

13' 1" max x 11' 10" max (3.99m max x 3.61m max)
Two windows to front, radiator

Bedroom Two

14' 9" x 9' 5" max (4.50m x 2.87m max)
Two windows to rear, radiator

Bedroom Three

9' 9" x 6' 7" plus recess (2.97m x 2.01m plus recess)
Window to front, radiator

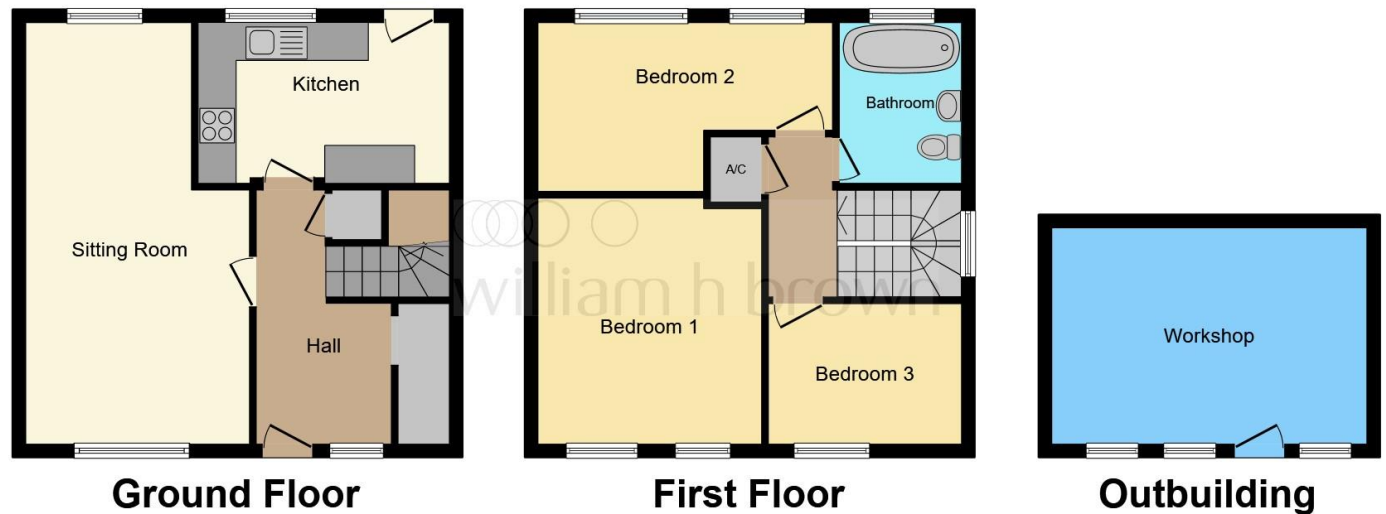
Bathroom

Window to rear, three piece suite comprising P shaped bath with shower over and screen, wash hand basin, w/c, partly tiled, radiator

Outside

The front of the property provided off-road parking and access to a single garage and workshop. Front garden laid to lawn with shrubs and tree.

Rear garden wraps around the property and is mainly laid to lawn with a covered patio seating area. Access to the workshop and garage. Garden shed.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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welcome to

Ormesby, King's Lynn

- Three Bedrooms
- Lounge/Diner
- Well Presented Throughout
- Garage & Workshop Generous Garden
- Generous Wrap Around Garden

Tenure: Freehold EPC Rating: D

Council Tax Band: B

offers in excess of

£260,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
KLN118781 - 0005

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