

Eastfields, Narborough, King's Lynn, PE32 1SS

## welcome to

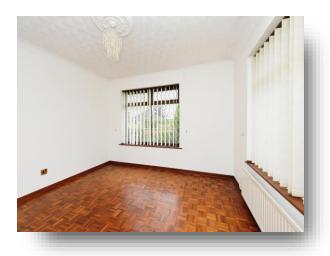
# Eastfields, Narborough, King's Lynn

William H Brown are delighted to offer to market this detached three bedroom bungalow, sat on a spacious corner plot, situated in the popular village of Narborough. Viewing highly recommended! No onward chain.













#### **Agents Note**

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly.

#### **Entrance Porch**

UPVC double glazed entrance door, UPVC windows

#### **Entrance Hall**

UPVC double glazed door to porch, parquet floor, loft access, radiator, storage cupboard x2

#### Lounge/Diner

18' x 13' (5.49m x 3.96m)

Two double glazed windows to front and side, fireplace with electric fire, parquet flooring, two radiators

#### Kitchen

13' 4" x 7' 11" ( 4.06m x 2.41m )

Wall and base units, worktops, sink and mixer tap, double oven, electric hob with extractor hood, space for undercounter fridge, space for washing machine, windows to rear, radiator

#### **Bedroom One**

11' 5" x 11' 1" ( 3.48m x 3.38m )

Double glazed window to front, parquet flooring, radiator

#### **Bedroom Two**

12'  $\times$  10' (  $3.66m \times 3.05m$  ) Double glazed window to front, parquet flooring, radiator

#### **Bedroom Three**

10' 11" x 8' 1" ( 3.33m x 2.46m )

Double glazed window to side, parquet flooring, radiator

#### **Bathroom**

Bath with mixer tap and shower overhead, hand wash basin, low level WC, fully tiled, radiator, window to rear

#### **Outside**

Driveway providing off road parking, car port and garage. Gardens wrap around the property, mainly laid to lawn with mature shrubs plants and trees, shingled area, garden shed and summer house



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.focalegent.com





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## Eastfields, Narborough, King's Lynn

- Detached bungalow on a generous corner plot
- Three bedrooms
- No onward chain
- Well maintained gardens
- Garage, car port and parking

Tenure: Freehold EPC Rating: E

Council Tax Band: C

offers in excess of

£290,000







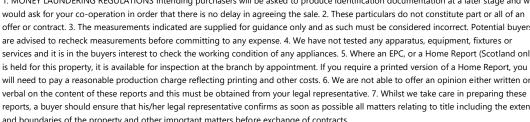
Map data ©2025

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/KLN118836



Property Ref: KLN118836 - 0008 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.







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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.