



Old Kiln, West Winch, King's Lynn, PE33 0EG

welcome to

Old Kiln, West Winch, King's Lynn

Located in the popular village of West Winch which has good local amenities including convenience store/post office, primary school and the William Burt Social Club. This four bedroom detached family home is being offered with no onward chain.



Entrance Door To:-

Entrance Hall

Radiator, stairs to first floor, understair cupboard

Cloakroom

Low level WC, wash hand basin, radiator, double glazed window

Lounge

16' 8" x 10' 9" (5.08m x 3.28m)

Double glazed window, radiator, feature fireplace with inset gas fire on a marble hearth, double doors to:-

Dining Room

10' 10" x 10' 7" (3.30m x 3.23m)

Double glazed sliding doors to rear, radiator

Kitchen/Breakfast Room

14' 6" x 10' 6" (4.42m x 3.20m)

Range of base and wall units, roll edge work top, inset sink with mixer tap over, built-in double oven, electric hob, extractor over, space for fridge freezer and washing machine, two double glazed windows, radiator, double glazed door to rear

First Floor Landing

Loft access, airing cupboard housing hot water tank

Master Bedroom

14' 4" x 11' (4.37m x 3.35m)

Double glazed window, radiator, fitted wardrobes

En Suite

Shower cubicle, low level WC, wash hand basin with cupboards below, radiator, double glazed window, part tiled walls

Bedroom Two

12' 3" x 10' 10" (3.73m x 3.30m)

Double glazed window, radiator, fitted wardrobes

Bedroom Three

13' 4" x 7' 9" (4.06m x 2.36m)

Double glazed window, radiator, fitted wardrobes

Bedroom Four

11' 2" max x 7' 6" max (3.40m max x 2.29m max)

Double glazed window, radiator, fitted wardrobe

Family Bathroom

7' 7" max x 7' 1" max (2.31m max x 2.16m max)

Bath with shower mixer tap, low level WC, wash hand basin, part tiled walls, radiator, double glazed window

Outside

To the front is a driveway leading to a double garage with twin up and over doors, power and light and courtesy door to rear. Side gate gives access to the rear garden which is laid mainly to lawn with a paved patio.



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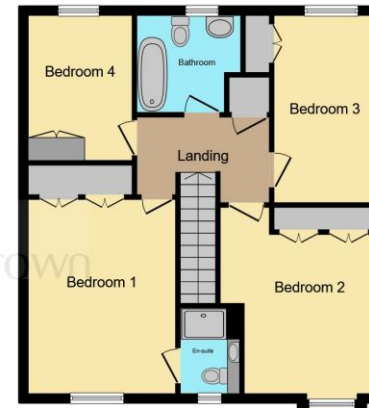
- Popular Village of West Winch
- Detached Family Home
- Four Bedrooms
- En Suite to Master
- Two Reception Rooms

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: E

£375,000



Ground Floor



First Floor

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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Property Ref:
KLN118443 - 0002

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