



Frederick Close, North Wootton, King's Lynn, PE30 3RF

welcome to

Frederick Close, North Wootton, King's Lynn

William H Brown are pleased to present this beautifully presented and extended three bedroom detached bungalow, located in the highly desirable village of North Wootton. Viewing highly recommended!



Entrance Porch

Tiled flooring

Lounge/Diner

24' x 15' 10" (7.32m x 4.83m)

LVT flooring, two Velux windows, two double glazed windows, bi folding doors to rear, log burner, two radiators

Kitchen

25' 2" x 10' 11" (7.67m x 3.33m)

Fully fitted kitchen, double oven, induction hob with ceiling extractor, integrated fridge/freezer, integrated dishwasher, island with integrated wine cooler, sink and mixer tap, integrated sockets with charging point, LVT flooring, bi folding doors to rear garden, two radiators

Utility Room

7' 9" x 6' 4" (2.36m x 1.93m)

LVT flooring, fitted units, integrated sink, integrated microwave, space for washing machine and tumble dryer

Bedroom One

17' 2" x 10' (5.23m x 3.05m)

LVT flooring, double glazed patio doors leading to private garden area, one radiator, fitted wardrobes

En Suite

Tiled flooring, Shower, WC, Hand Wash Basin, Heated Towel Rail, Window to rear

Bedroom Two

14' 9" x 10' 4" (4.50m x 3.15m)

LVT flooring, double glazed window to front, radiator

Bedroom Three

12' 2" x 7' 4" (3.71m x 2.24m)

LVT flooring, double glazed window to side, radiator, fitted wardrobes

Bathroom

Tiled flooring, Bath, WC, Hand Wash Basin, Heated Towel Rail, Window

Outside

Enclosed rear garden with decking and patio area, in-ground trampoline, current owners will leave or disassemble if potential buyers do not want this, grass area with borders. Enclosed side garden. Gravelled driveway.



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

Frederick Close, North Wootton, King's Lynn

- Beautifully Presented Detached Bungalow
- Extended and Thoroughly Renovated Throughout
- Three Bedrooms
- Family Bathroom and En Suite to Master
- Landscaped gardens

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

£489,995



Please note the marker reflects the postcode not the actual property

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Property Ref:
KLN119014 - 0002

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