

Deas Road, South Wootton, King's Lynn, PE30 3PE

welcome to

Deas Road, South Wootton, King's Lynn

William H Brown are delighted to offer to market this beautifully presented four bedroom detached home, with open plan living, an enclosed garden, driveway and garage, this property is the perfect family home. Viewing is highly recommended!













Entrance Hall

Radiator, Stairs to first floor, Understairs storage

Lounge

18' 2" x 11' 8" (5.54m x 3.56m) Double Glazed Window to Front, Radiator

Kitchen/Dining Room

25' 6" x 10' 5" (7.77m x 3.17m)

Wall and base units, integrated double oven, electric hob, sink and mixer tap, radiator, double glazed window to rear, door to side, double doors to;

Conservatory

Full length windows, double glazed patio doors to garden

Study

9' 1" x 5' 11" (2.77m x 1.80m) Double glazed window to front, radiator

Cloakroom

WC, Hand Wash Basin, Double glazed window

Bedroom One

11' 8" \times 11' 1" ($3.56m \times 3.38m$) Double glazed window to front, Built in wardrobe, Radiator

En Suite

WC, Hand Wash Basin, Shower

Bedroom Two

12' 4" \times 11' 5" ($3.76m \times 3.48m$) Double glazed window to front, walk in wardrobe, radiator

Bedroom Three

11' 5" x 8' 5" (3.48m x 2.57m) Double glazed window to rear, radiator

Bedroom Four

8' 11" max x 5' 11" (2.72m max x 1.80m) Double glazed window to rear, radiator

Bathroom

WC, Hand Wash Basin, Bath

Outside

Driveway to garage, Enclosed rear garden with patio area and the remainder laid to lawn, door to garage





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Deas Road, South Wootton, King's Lynn

- Four Bedroom Spacious Family Home
- Stylish Open Plan Kitchen/Diner
- Integrated Appliances
- Separate Lounge, Study & Cloakroom
- Master Bedroom With En Suite

Tenure: Freehold EPC Rating: C

Council Tax Band: D

offers over

£375,000





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.forcialegent.com







Grimston Rd

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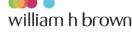
Map data ©2025

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/KLN117365



Property Ref: KLN117365 - 0004 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we 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 offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or 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) 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 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 verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these 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.





01553 771337



KingsLynn@williamhbrown.co.uk



40-42 King Street, KING'S LYNN, Norfolk, PE30



williamhbrown.co.uk

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