



**Dereham Drive, King's Lynn, PE30 2FH**

**welcome to**

**Dereham Drive, King's Lynn**

William H Brown are delighted to offer to market this well presented, two bedroom mid terrace, located in a popular residential area. Complete with off road parking and an enclosed rear garden, viewing is highly recommended!



## Entrance Hall

Radiator

## Kitchen/Dining Room

14' 4" x 7' 2" ( 4.37m x 2.18m )

Wall and Base Units, Sink and Mixer tap, Integrated Oven and Gas Hob, Space for Fridge/Freezer, Space for Washing Machine, Window to Front, Radiator

## Lounge

14' 2" x 8' 7" ( 4.32m x 2.62m )

Double patio doors to rear, Radiator

## Cloakroom

WC, Hand Wash Basin, Radiator

## Bedroom One

14' 2" x 7' 10" ( 4.32m x 2.39m )

Double glazed window to rear, Radiator

## Bedroom Two

10' 11" x 8' 5" ( 3.33m x 2.57m )

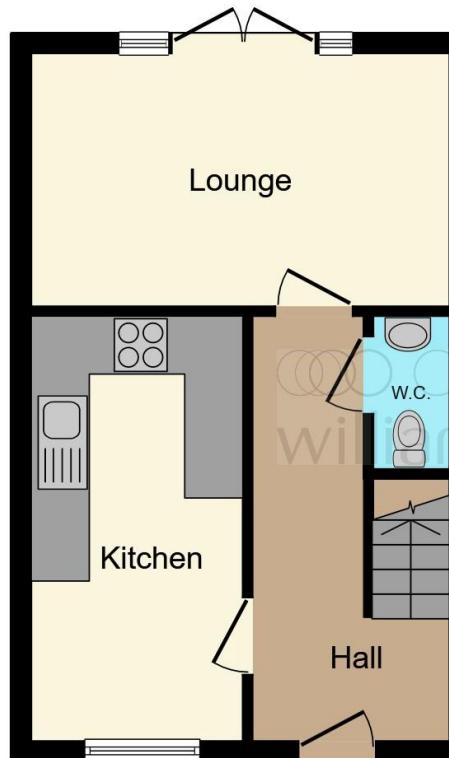
Double glazed window to front, Radiator

## Bathroom

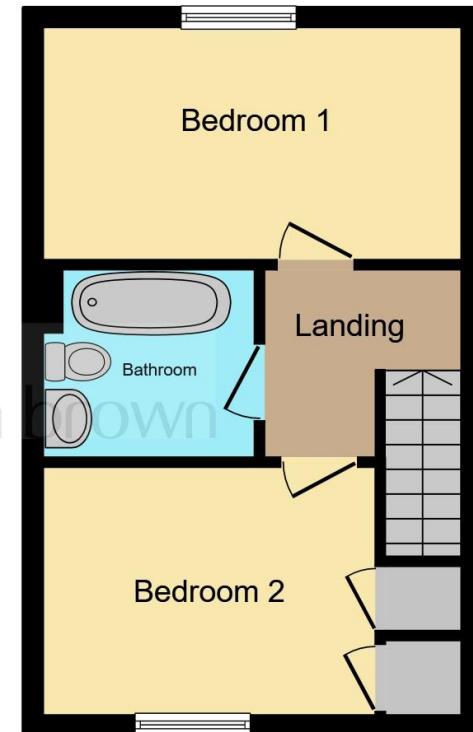
Bath with overhead shower, WC, Hand Wash Basin, Radiator

## Outside

Off Road Parking for 2 cars, Enclosed Rear Garden, mainly laid to lawn with a patio area and rear gate access.



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](http://www.focalagent.com)



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welcome to

## Dereham Drive, King's Lynn

- Well Presented Mid Terrace
- Two Spacious Double Bedrooms
- Lounge and Kitchen/Diner
- Family Bathroom and Downstairs Cloakroom
- Enclosed Rear Garden

Tenure: Freehold EPC Rating: B

Council Tax Band: A

**£200,000**



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Property Ref:  
KLN119364 - 0003

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