



Smith Avenue, King's Lynn, PE30 2BQ

welcome to

Smith Avenue, King's Lynn

Located in North Lynn which has a good range of local amenities and a primary school is this well presented recently refurbished three bedroom semi detached house which is being offered with no onward chain. Viewing highly recommended.



Entrance Door To:-

Entrance Hall

Radiator, wood effect laminate floor, stairs to first floor

Lounge

16' 2" x 10' 9" (4.93m x 3.28m)
Double glazed window, wood effect laminate floor, radiator

Kitchen/ Breakfast

16' 1" x 8' 7" (4.90m x 2.62m)
Range of base and wall units, roll edge work top, inset sink with mixer tap over, space for cooker, washing machine and fridge freezer, wood effect laminate floor, two double glazed windows

Utility Area

6' x 5' 4" (1.83m x 1.63m)
Double glazed windows, door to rear,

Cloakroom

Low level WC, radiator, wood effect laminate floor

First Floor Landing

Loft hatch, double glazed window, storage cupboard

Bedroom One

9' 6" x 9' 5" (2.90m x 2.87m)
Double glazed window, radiator

Bedroom Two

10' 9" x 9' 6" (3.28m x 2.90m)
Double glazed window, radiator

Bedroom Three

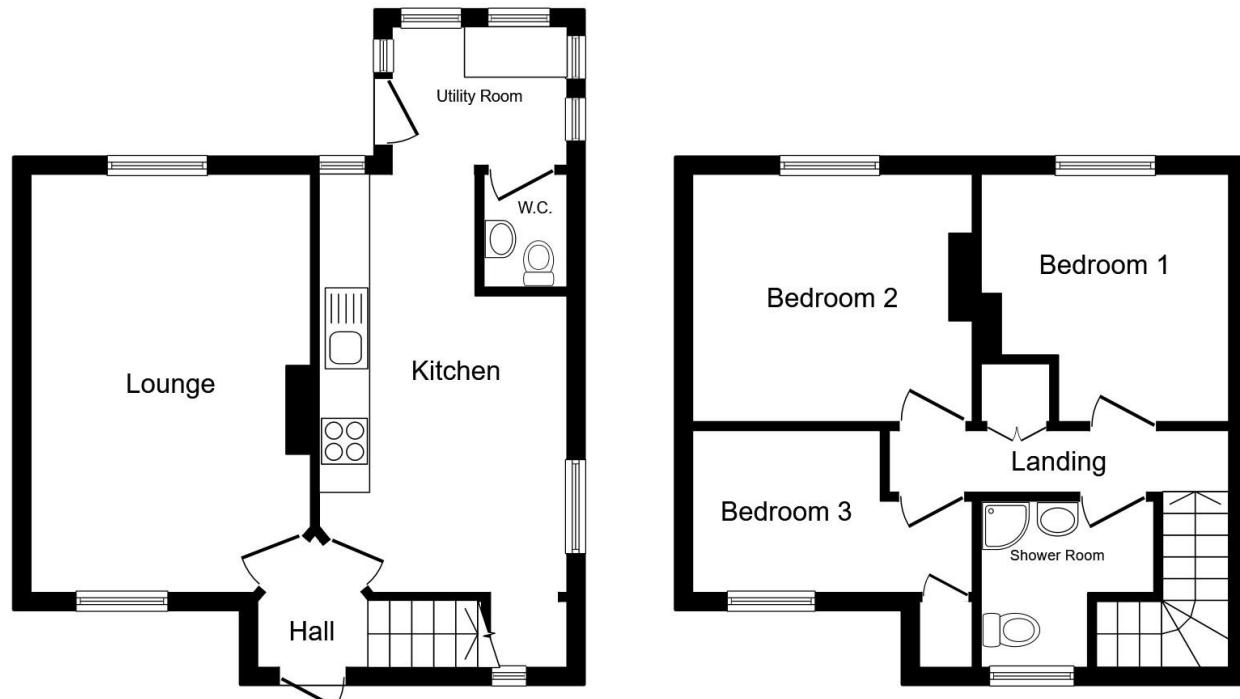
10' 9" x 6' 3" (3.28m x 1.91m)
Double glazed window, radiator

Shower Room

Shower cubicle, tiled walls, double glazed window heated towel rail, wood effect laminate floor

Outside

Enclosed gardens to both front and rear



Total floor area 73.6 m² (792 sq.ft.) approx

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.propertybox.io



welcome to

Smith Avenue, King's Lynn

- Located Close to Local Amenities
- Semi Detached House
- Recently Refurbished
- Replaced Kitchen and Bathroom
- Fresh Flooring Throughout

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers in excess of

£180,000



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Please note the marker reflects the postcode not the actual property



Property Ref:

KLN119556 - 0004

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