



**Arnold Pitcher Close, North Walsham, NR28 0FG**



**welcome to**

**Arnold Pitcher Close, North Walsham**

**\*NO ONWARD CHAIN\***

This well-presented, Two Bedroom, Mid-Terraced Bungalow is situated in a cul-de-sac location in the popular market town of North Walsham, and is within walking distance of local shops, amenities & public transport links.



## Description

Built in 2006, this well presented, Mid-Terraced Bungalow offers accommodation comprising of Entrance Hall, Lounge, Kitchen, Conservatory, two Bedrooms and a Bathroom. Externally, the property boasts one allocated parking space at the front and to the rear of the property is a low maintenance garden laid mainly with patio and gravel.

The property would be ideally suited to someone retiring or looking to downsize and desiring one level living in North Walsham.

The property is situated just a short walking distance to the North Walsham town centre! North Walsham is a thriving market town, with road and rail links to both Norwich and the picturesque North Norfolk Coastline. With the town offering a wide variety of supermarkets, independent retailers, bars, cafes and parks, there truly is something here for everyone!

Call now to arrange a viewing!

## Entrance Hall

Double glazed door to the front aspect, two storage cupboards, radiator, telephone point and tiled flooring.

## Lounge

14' 11" x 11' 3" (4.55m x 3.43m)

Double glazed doors to Conservatory, radiator, electric fire, television point and vinyl flooring.

## Kitchen

9' x 8' 6" (2.74m x 2.59m)

Double glazed window to the front aspect, fitted kitchen with a range of wall and base mounted units with work surfaces over, tiled splash backs, inset sink/drain, integrated electric oven and gas hob with cooker hood above, plumbing for washing machine, space for fridge and freezer, radiator and tiled flooring.

## Conservatory

8' 7" x 4' 5" (2.62m x 1.35m)

Conservatory of uPVC construction with double glazed windows and doors with tiled flooring.

## Bedroom One

11' 11" x 8' 9" (3.63m x 2.67m)

Double glazed window to the rear aspect, built in wardrobe, radiator and vinyl flooring.

## Bedroom Two

8' x 7' 2" (2.44m x 2.18m)

Double glazed window to the front aspect, radiator and vinyl flooring.

## Bathroom

Suite comprising of bath with mixer taps and shower attachment, wash hand basin, WC, extractor fan, radiator, gas central heating boiler, part tiled walls and tiled flooring.

## Exterior

At the front of the property is an allocated parking space plus a visitor's space. At the rear of the property is a low maintenance garden mainly laid with patio and gravel areas, shrubs and hedging.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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## Arnold Pitcher Close, North Walsham

- Low Maintenance Garden
- Allocated Parking Space
- No Onward Chain
- Cul-De-Sac Location
- Close to Town Amenities & Public Transport Links
- Modern One Level Living
- 2018 Gas Central Heating Boiler

Tenure: Freehold EPC Rating: C

# £215,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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