



Kemp Road, North Walsham, NR28 0FP

welcome to

Kemp Road, North Walsham

This well-presented, 4 Bedroom Town House with integral Garage, two driveway parking spaces and low maintenance rear garden, is situated in the popular Hopkins Homes development in North Walsham and within easy access to North Walsham town centre and train station.



Description

Situated on the popular Mulberry Grove development built by Hopkins Homes in 2017, this spacious town house offers versatile accommodation over three floors and would make an ideal family home.

The property offers accommodation comprising Entrance Hall, Cloakroom, Utility Room, Bedroom Three and access into the Garage on the ground floor. On the first floor, you will find semi-open plan living areas with a Lounge separated from the Kitchen/Diner by double doors. On the second floor, you will find a Main Bedroom with En-suite Shower Room, two further Bedrooms and a Family Bathroom. Externally, the property benefits from a larger than average Garage measuring 19'5" x 9'10", driveway parking for two vehicles and a low maintenance rear garden with lawn and decking areas.

Entrance Hall

Entrance door, radiator, coat cupboard, under stairs cupboard, storage, stairs to first floor, access into garage, radiator and vinyl flooring.

Bedroom Three

10' 8" x 9' 11" (3.25m x 3.02m)

Double glazed window to rear aspect, radiator and vinyl flooring.

Utility Room

6' 9" x 6' 4" (2.06m x 1.93m)

Base units with work surfaces over, gas central heating boiler, stainless steel sink drainer, plumbing for washing machine, door into garden, tiled splash backs and tiled flooring.

Cloakroom

WC, wash hand basin, extractor fan, radiator and vinyl flooring.

First Floor Landing

Stairs to second floor, carpeted flooring and doors to Lounge & Kitchen/Diner.

Lounge

17' 8" max x 16' 4" max (5.38m max x 4.98m max)

Double glazed sash windows to front aspect, radiator, telephone and TV points and carpeted flooring. Double doors leading into:

Kitchen / Diner

17' 8" x 13' 11" (5.38m x 4.24m)

Fitted kitchen with range of wall and base units with work surfaces over, electric oven, gas hob with cooker hood above, one and a half sized stainless steel sink drainer, plumbing for dishwasher, radiator, double glazed window to rear aspect, tiled splash backs, space for fridge freezer and tiled flooring.

Second Floor Landing

Airing cupboard housing water tank, storage cupboard, loft access and carpeted flooring.

Main Bedroom

15' 6" x 10' 1" (4.72m x 3.07m)

Double glazed sash window to front aspect, built in wardrobe, radiator and carpeted flooring.

En-Suite Shower Room

Suite comprising shower cubicle, WC, wash hand basin, extractor fan, shaver point, part tiled walls, radiator and vinyl flooring.

Bedroom Two

13' 6" x 10' 3" (4.11m x 3.12m)

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

Bedroom Four

10' x 7' 1" (3.05m x 2.16m)

Double glazed window to rear aspect, telephone point, radiator and carpeted flooring.

Family Bathroom

Suite comprising bath with shower attachment, WC, wash hand basin, extractor fan, part tiled walls, radiator and vinyl flooring.

Exterior

At the front of the property there is driveway parking for two vehicles leading to an integral garage measuring 19'5" x 9'10" with electric door, power and lighting.

At the rear of the property is a low maintenance garden mainly laid to lawn with decking, raised beds, rear access gate and fencing.



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

Kemp Road, North Walsham

- Integral Garage
- Driveway Parking for Two Vehicles
- Ground Floor Bedroom
- Built in 2017 by Hopkins Homes
- Council Tax Band: D
- Close to Town Centre and Train Station

Tenure: Freehold EPC Rating: B

guide price

£325,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NWM109026 - 0003

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