



**Auldways Priory Road, Bacton Norwich NR12 0HQ**



**welcome to**

**Auldways Priory Road, Bacton Norwich**

**\*\*SEASIDE BUNGALOW\*\***

This spacious three double Bedroom detached Bungalow occupies a generous plot in the popular coastal village of Bacton and would make an ideal family home, second home or holiday let!



**Situated in the highly sought after North Norfolk coastal village of Bacton and within a stone's throw of Bacton's sandy beach, this detached Bungalow occupies a generous plot and would make an ideal family home, second home or holiday let.**

**The property offers accommodation comprising Entrance Hall, Three good sized double Bedrooms, Living Room, Kitchen, Conservatory and Utility Room.**

**Externally, the property boasts a generous garden wrapping around the property with an array of mature shrubs, plants, hedging, lawn, patio, seating areas, a large timber workshop and garden shed. Off-road parking is available on the gravel driveway as well as further parking freely available on street. The property benefits from a gas central heating boiler fitted in 2022, mains drainage and is being sold with NO ONWARD CHAIN!**

### Entrance Hall

Front door opens into hall with picture rails, carpeted flooring, radiator and loft access which houses the 2022 fitted gas central heating boiler.

### Living Room

12' 5" x 12' 2" ( 3.78m x 3.71m )

Bi-fold doors into Living Room with multi-fuel burner, TV point, picture rails and radiator.

### Kitchen

10' x 9' 10" ( 3.05m x 3.00m )

Fitted with a range of wall & base units, work surface over with tiled splash back and 1 1/2 ceramic sink & drainer units. Electric oven, electric hob & space for fridge/freezer. Tiled flooring, radiator & rear aspect double glazed window.

### Conservatory

17' 7" x 10' 1" ( 5.36m x 3.07m )

Brick base with uPVC double glazed windows & tiled flooring.

### Utility Room

10' 2" x 5' 8" ( 3.10m x 1.73m )

Fitted work surface with space & plumbing for washing machine, space for tumble dryer & space for fridge/freezer. Brick base with uPVC double glazed window.

### Bedroom One

12' 1" x 10' 11" ( 3.68m x 3.33m )

Picture rails, carpeted flooring, radiator & front aspect double glazed window.

### Bedroom Two

12' 2" x 10' ( 3.71m x 3.05m )

Fitted wardrobe, picture rails, carpeted flooring, radiator & rear aspect double glazed window.

### Bedroom Three

12' 6" x 10' 11" ( 3.81m x 3.33m )

Fireplace, picture rails, wood flooring, radiator & double glazed windows to front and side aspect.

### Bathroom

Fully tiled suite comprising WC, wash basin & walk-in shower cubicle. Tiled flooring, extractor fan, heated towel rail & rear aspect double glazed window.

### Exterior

At the front of the property is a large hedge offering privacy from the road, a gravel driveway for parking and a front lawn with mature shrubs, flowers, bushes and a timber workshop with power and lighting. The garden continues around the sides of the property with a patio seating area, shrubs, bushes, garden shed, vegetable patches and space for potential further extension



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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## Auldways Priory Road, Bacton Norwich

- No Onward Chain
- Walking Distance to Bacton Beach
- Three Double Bedrooms
- Modern Gas Central Heating Boiler
- Generous Garden

Tenure: Freehold EPC Rating: D

offers in excess of

**£325,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NWM109136 - 0006

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