









welcome to

Haynes Court Bacton Road, North Walsham

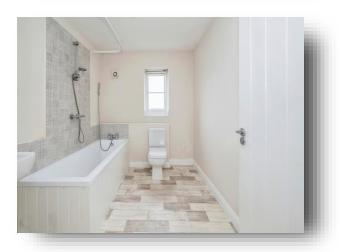
This well presented one bedroom ground floor apartment would make an ideal first time buy or investment purchase within walking distance of North Walsham town centre, amenities and public transport links

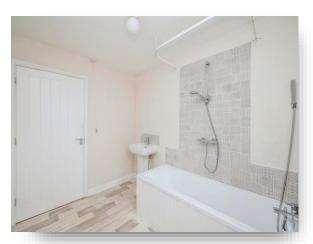












Situated in the popular market town of North Walsham and within walking distance of town amenities, public transport links and shops, this ground floor apartment is being sold with NO ONWARD CHAIN! The property offers accommodation comprising entrance hall, open plan lounge/kitchen area, double bedroom and bathroom. The property would be ideally suited as a first time buy or investment purchase so call now to avoid disappointment!

Entrance Hall

Entrance door from communal hallway, storage cupboard, radiator and vinyl flooring

Lounge / Kitchen

16' 11" x 16' 5" (5.16m x 5.00m)

Double glazed windows to front aspect, carpeted living area, radiator, television and telephone points. Fitted kitchen with range of wall and base units with work surfaces over, electric oven and hob, cooker hood above, plumbing for washing machine, one and a half sized stainless sink drainer, breakfast bar, gas central heating boiler, tiled splashbacks, space for fridge freezer and vinyl flooring

Bedroom One

14' 6" x 8' 11" (4.42m x 2.72m)

Double glazed window to rear aspect, telephone and television points, radiator and carpeted flooring

Bathroom

Suite comprising bath with mixer taps and shower over, WC, wash hand basin, radiator, extractor fan, double glazed window to rear aspect and vinyl flooring



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.focalgant.com





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Haynes Court Bacton Road, North Walsham

- Open Plan Lounge / Kitchen
- Double Bedroom
- Built in 2015
- Walking Distance to Town Centre
- No Onward Chain

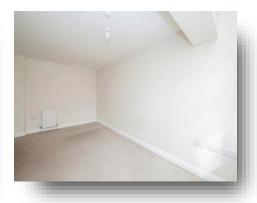
Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£125,000









view this property online williamhbrown.co.uk/Property/NWM109196



Property Ref: NWM109196 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.