



**Skeyton New Road, North Walsham NR28 0BU**

**welcome to**

**Skeyton New Road, North Walsham**

This well presented 3/4 bedroom end terraced cottage with off road parking and good sized rear garden is situated within walking distance of North Walsham town centre and would make an ideal first time buy or investment purchase



**Situated within a short walking distance of North Walsham town centre with shops, pubs and amenities, this end-terraced cottage would be an ideal first home or buy-to-let investment. The property offers accommodation comprising Lounge, Kitchen/Diner, Rear Porch and a Bathroom on the Ground Floor. On the First Floor you will find Two Double Bedrooms and an Office/Bedroom Three. Externally. On the Second Floor (loft conversion) you will find a large bedroom with restricted head height. The property benefits from a good sized rear Garden mainly laid to lawn and there is gated access to an off road parking area. Furthermore, there is additional on street parking to the front and the property.**

### Lounge

11' 3" x 11' 2" ( 3.43m x 3.40m )

Accessed via the front door, carpeted flooring, window to the front aspect, radiator, doorway leading into the kitchen.

### Kitchen

10' x 11' 2" ( 3.05m x 3.40m )

Vinyl flooring, space for fridge freezer, base & wall mounted storage cupboards, cupboard housing the boiler, dishwasher, radiator and window to the rear aspect.

### Bedroom One

12' 3" x 13' 9" ( 3.73m x 4.19m )

(restricted head height at 5'56) Velux window to the rear aspect, eves storage and carpeted flooring

### Bedroom Two

11' 1" x 8' 5" ( 3.38m x 2.57m )

Window to the front aspect, radiator and carpeted flooring

### Bedroom Three

10' 2" x 6' 8" ( 3.10m x 2.03m )

Window, carpeted flooring and radiator

### Bedroom Four

6' 7" x 7' 4" ( 2.01m x 2.24m )

Window to rear aspect overlooking the rear, carpeted flooring and radiator.

### Bathroom

Suite comprising wash hand basin, bath with over shower with mixer taps and WC. Radiator, heated towel rail, window and vinyl flooring.

### Exterior

Private enclosed front & rear garden, concrete sitting area, pond area, lawn area, garden shed and rear access to the parking area.



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](http://www.focalagent.com)



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## **Skeyton New Road, North Walsham**

- No Onward Chain
- Off Road Parking
- Good Sized Rear Garden
- Loft Conversion
- Close To Town Centre

Tenure: Freehold EPC Rating: E

**£220,000**



Please note the marker reflects the postcode not the actual property

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