



**Lynfield Road, North Walsham, NR28 0DP**



**welcome to**

**Lynfield Road, North Walsham**

This three bedroom mid-terraced house offers ample driveway parking, has a well presented rear garden, is within walking distance to North Walsham town centre and is being offered with no onward chain!



## Description

This three bedroom mid terraced house within walking distance of North Walsham town centre would make an ideal family home or investment purchase. The property offers accommodation comprising entrance porch, cloakroom, entrance hall, lounge/ diner, kitchen, and conservatory on the ground floor. The first floor boasts two double bedrooms, a single bedroom, and a family bathroom. Externally, the property offers off road driveway parking on a brick weave driveway, an integral single garage with up & over door and a well maintained, enclosed rear garden.

North Walsham is a market town, it lies about 15 miles north of Norwich and a few miles inland from the North Sea coast. The town offers a mix of traditional charm and modern amenities, with shops, schools and transport links including a railway station on the Bittern Line. A popular spot for visitors exploring the Norfolk Broads, coastal areas, and countryside

## Entrance Hall

Front door leads you in, carpeted flooring, wall mounted radiator, doors off to the garage, cloakroom & living room.

## Cloakroom

Hand wash basin, WC, carpeted flooring, and a double glazed window.

## Living Room

19' 3" x 9' 9" ( 5.87m x 2.97m )

Electric fire with surround, doors to conservatory, wall mounted radiator and carpeted flooring,

## Kitchen

12' 10" x 5' 11" ( 3.91m x 1.80m )

Fitted kitchen with a range of wall and base units with work surfaces over, stainless steel sink drainer, space for free standing white goods, vinyl flooring, wall mounted radiator, and a door to conservatory.

## Conservatory

14' 6" x 7' 4" ( 4.42m x 2.24m )

Double glazed windows to the side and rear aspects, double glazed window into the rear garden, all mounted radiator and carpeted flooring.

## First Floor Landing

Airing cupboard, access to loft space, doors to bedrooms, bathroom, and carpeted flooring.

## Bedroom One

12' 11" x 9' 6" ( 3.94m x 2.90m )

Double glazed window to the rear, wall mounted radiator, carpeted flooring.

## Bedroom Two

12' 3" x 9' 6" into recess ( 3.73m x 2.90m into recess )

Double glazed window to the front, wall mounted radiator, carpeted flooring.

## Bedroom Three

9' 10" x 6' 3" ( 3.00m x 1.91m )

Double glazed window to the rear, wall mounted radiator, carpeted flooring.

## Exterior

The front of the property offers ample driveway parking on a brick weave driveway and access to the integral garage. The rear garden is well maintained and fully enclosed, it is set up of lawn, pavement, storage shed and gate at the rear.



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



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## **Lynfield Road, North Walsham**

- No Onward Chain!
- Three Bedrooms
- Garage & Driveway Parking
- Well, Maintained Rear Garden
- Popular Location
- Walking Distance to North Walsham town centre

Tenure: Freehold EPC Rating: D

Council Tax Band: B

# £220,000



Please note the marker reflects the postcode not the actual property

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