









welcome to

Bacton Road, North Walsham

This immaculately presented and deceptively spacious four bedroom chalet style bungalow would make an ideal family home or retirement bungalow in the popular market town of North Walsham and is being sold with NO ONWARD CHAIN!













Description

Situated in the popular market town of North Walsham and within walking distance of schools, supermarket, public transport links and marketplace, this detached chalet style bungalow would make an ideal family home or retirement bungalow. The property offers accommodation comprising entrance hall, lounge/diner, kitchen, two double bedrooms and a shower room. On the first floor, you will find two good sized bedrooms and an en suite shower room. Externally, the property boasts a larger than average single garage, driveway parking and low maintenance front and rear gardens. The property occupies a private, non-estate position and was built in 2008 with gas central heating, double glazed windows and fireplace with wood burning stove. Furthermore, the property is being sold with NO ONWARD CHAIN!

Entrance Hall

Double glazed door and window to the front aspect, stairs to the first floor, under stair cupboard, radiator and carpet flooring.

Lounge/Diner

19' 4" x 11' 9" (5.89m x 3.58m)

Double glazed window to the front and side aspects, television point, telephone point, fireplace with tiled hearth and wood burner.

Kitchen

11' 8" x 10' 4" (3.56m x 3.15m)

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

Bedroom One

11' 9" x 11' 9" (3.58m x 3.58m)

Ground floor bedroom with double glazed windows to the front aspect, television point, radiator and vinyl flooring.

Bedroom Two

11' 9" x 9' 9" (3.58m x 2.97m)

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

Shower Room

Ground floor shower room, suite comprising walk in shower cubicle with electric shower, WC, wash hand basin, radiator, tiled flooring and a double glazed window to the rear aspect.

First Floor Landing

Skylight window to the rear aspect, eaves storage, radiator and carpeted flooring.

Bedroom Three

11' 4" x 10' 11" (3.45m x 3.33m)

Skylight window to the front aspect. television point, radiator and carpet.

En Suite

Suite comprising WC, wash hand basin, walk in shower cubicle with electric shower, radiator and laminate flooring.

Bedroom Four

11' 4" x 9' 9" (3.45m x 2.97m)

Double glazed window to the side aspect, radiator and carpeted flooring.

Exterior

The front of the property offers driveway parking on a brick weave driveway and a mature, well maintained front garden with an abundance of plants, trees and shrubs, patio and shingle seating area and access to the single garage. The rear garden is fully enclosed, mature and mainly laid to patio with shingle, a wood store, bordering flower beds and plenty of bushes and shrubs.

Garage

19' 7" x 11' (5.97m x 3.35m)

Single garage with an up and over garage door. double glazed window to the side aspect, personnel door to the side, power and lighting.





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- No Onward Chain
- · Garage and Driveway Parking
- Two Ground Floor Double Bedrooms
- Versatile and Flexible Accommodation
- Low Maintenance Garden

Tenure: Freehold EPC Rating: C

Council Tax Band: D



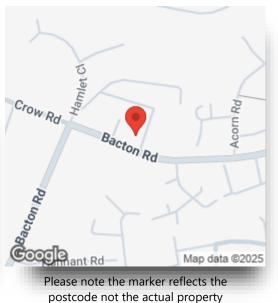
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is disaffor any error, omission or misstatement. A part material upon its own inspection(s). Devemed by www. Excalablanch.com

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Property Ref: NWM109832 - 0003 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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