









welcome to

St. Andrews Way, Blofield Norwich

THIS IMPRESSIVE 1950's THREE BEDROOM TOWNHOUSE offers great space and superb outside space for a young growing family. This impressive property boasts a 90 ft (STMS) rear garden with private parking to front! ** Viewings are highly recommended not to miss out on this fantastic townhouse!! **













Entrance Hall

Stairs to the first floor.

Lounge

11' 10" x 10' 1" (3.61m x 3.07m)

Dining Room

18' 2" x 9' 10" (5.54m x 3.00m)

Kitchen

13' 6" x 5' 7" (4.11m x 1.70m)

Range of kitchen units with built in hob & oven, inset one & a half bowl stainless steel sink unit and door into garden.

First Floor Landing Bedroom One

14' 2" x 10' 5" (4.32m x 3.17m)

Bedroom Two

12' x 11' 7" (3.66m x 3.53m)

Bedroom Three

9' 1" x 8' (2.77m x 2.44m)

Shower Room

Shower cubicle with inset mains fed shower, wash hand basin, we and window to front aspect.

Exterior

The property has a good sized driveway to the front with off-road parking for numerous vehicles.

To the rear of the property there is a 90 ft (STMS) garden with two brick built storage sheds.





welcome to

St. Andrews Way, Blofield Norwich

- Superb 1950's three bedroom townhouse
- Highly sought after east city village
- Access to stunning Norfolk countryside
- Great local schooling and amenities
- 90 ft (STMS) rear garden

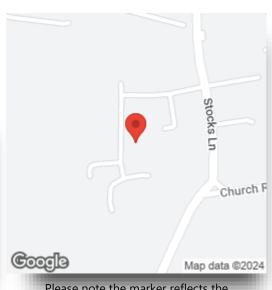
Tenure: Freehold EPC Rating: D

£260,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/NOR140806



Property Ref: NOR140806 - 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.





01603 760044

williamhbrown.co.uk



norwich@williamhbrown.co.uk



5 Bank Plain, NORWICH, Norfolk, NR2 4SF



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.