



Ostend Place, Walcott Norwich NR12 0NJ

welcome to

Ostend Place, Walcott Norwich

William H Brown Stalham are proud to present this detached 2 bedroom home by the sea! The property comprises of 2 bedrooms, a dining room, living room and conservatory, kitchen and utility room as well as a wrap around garden and a garage. Give us a call to arrange a viewing!



Entrance Hall

As you enter the property via a double-glazed front door, there is an area for shoes and coat storage with laminate flooring

Living Room

13' 1" x 12' 2" (3.99m x 3.71m)

The living room has a double-glazed front window along with a double door to the conservatory and two radiators. There is carpeted flooring and a tv point.

Dining Room

10' 10" x 10' 2" (3.30m x 3.10m)

The dining room, which could be used as a third bedroom, has a double-glazed front window, carpeted flooring and a radiator.

Kitchen

There is matching base and wall units with worktop over. There is a sink and drainer with an electric oven and electric hob, double glazed rear window, and access to the utility room.

Utility Room

There is a sink and drainer with worktop space, space and plumbing for a washing machine, stand along fridge freezer and double-glazed door to the garden.

Conservatory

14' 4" x 8' 8" (4.37m x 2.64m)

The conservatory has double glazed rear facing windows and doors along with vinyl flooring and radiator.

Bedroom One

15' 1" Max x 10' 2" (4.60m Max x 3.10m)

The main bedroom has a double-glazed side window with carpets and a radiator. There is a door to the dressing room.

Dressing Room

The dressing room has vinyl flooring and a double-glazed side window.

Bedroom Two

15' 1" Min x 9' 2" Min (4.60m Min x 2.79m Min)

The second bedroom has a double-glazed front window, carpeted floor, and a radiator.

Bathroom

The family bathroom has a walk-in electric shower, toilet and sink, tiled walls and vinyl flooring.

Exterior

To the front, there is a driveway up the side of the property leading to the wooden garage. The garden is laid to lawn and wraps around the property. There is a patio area, and it is south facing.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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welcome to

Ostend Place, Walcott Norwich

- 2/3 Bedrooms
- Bungalow
- Garage and parking
- Close to amenities
- Coastal Village

Tenure: Freehold EPC Rating: D

offers in excess of

£260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NWS107737 - 0013

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