



Brick Kiln Close, Martham Great Yarmouth NR29 4FN

welcome to

Brick Kiln Close, Martham Great Yarmouth

IDEAL FOR FIRST TIME BUYERS This well-presented two double bedroom semi-detached house with two off road parking spaces is situated on the Persimmon Homes development in Martham, overlooking the green.



Entrance Hall

Double glazed door to front aspect, radiator, stairs to First Floor and laminate flooring

Living Room

15' 1" Max x 9' 3" Max (4.60m Max x 2.82m Max)
There is a double-glazed window to front aspect, television, and telephone points, under stairs cupboard, radiator and laminate flooring.

Kitchen

12' 8" Max x 8' 1" Max (3.86m Max x 2.46m Max)
There is a fitted kitchen with range of wall and base units with work surfaces over, electric oven, hob with cooker hood above, plumbing for washing machine, double glazed window and French doors to rear, radiator, space for a dining table and vinyl flooring.

Cloakroom

WC, wash hand basin, double glazed window to front aspect and vinyl flooring.

First Floor Landing

Loft access and carpeted flooring

Bedroom One

10' 4" Min x 8' 2" Min (3.15m Min x 2.49m Min)
Double glazed window, cupboard, radiator, and carpeted flooring. Measurements have been taken up to the wardrobes.

Bedroom Two

12' 7" Max x 8' 6" Max (3.84m Max x 2.59m Max)
Double glazed window, radiator and carpeted flooring

Bathroom

Suite comprising bath with mixer taps with shower over, WC, wash hand basin, towel rail, extractor fan, tiled walls, double glazed window to side aspect and vinyl flooring.

Exterior

At the front of the property there is a driveway and at the rear of the property is an enclosed garden mainly laid to lawn with false grass and decking with a gate to access the front.



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



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welcome to

Brick Kiln Close, Martham Great Yarmouth

- Ideal for first time buyers
- Two double bedroom semi-detached house
- Popular village location
- Built in 2020 by Persimmon Homes
- UPVC Double glazing

Tenure: Freehold EPC Rating: C

offers in excess of

£185,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NWS107935 - 0011

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