



Japonica House St. Johns Road, Stalham Norwich NR12 9BG

welcome to

Japonica House St. Johns Road, Stalham Norwich

3 bedroom terraced property with a living room, kitchen, dining room, family bathroom, en suite to the main bedroom, off road parking and serene garden. The vendor is open to offers for furniture within the property, please discuss with the branch for more information.



Description

****HIDDEN GEM**** We are excited to present this wonderful 3 bedroom terraced property in Stalham. The Property has 3 bedrooms, off-road parking, a wonderful garden space, living room, kitchen and dining room. The property is currently used as a holiday let and has been maintained to an excellent standard.

Stalham High Street which is just a walk away, has an abundance of shops, hairdressers and much more. The Norfolk Broads are close by along with transport links and easy access to local areas like North Walsham, Wroxham and Great Yarmouth. Give us a call to arrange your viewing!

Front Exterior

The property welcomes you in with a well-maintained front garden and path leading to the property.

Entrance Hall

There is a door to the front, stairs leaving to the first floor and access to the living room and dining area, There is tiled flooring and a ceiling light.

Living Room

11' 5" x 12' 1" (3.48m x 3.68m)

The living room has carpeted flooring, a window to the front, a ceiling light, a radiator and a fantastic wood burner. There is a bay window to the front which has not been measured.

Dining Room

12' 1" x 12' 1" (3.68m x 3.68m)

The dining room has space for a large dining table, carpeted flooring, a ceiling light, a radiator, a window to the rear and an under stairs storage cupboard housing the electrical fuse box.

Kitchen

15' 1" Max x 8' 10" Max (4.60m Max x 2.69m Max)

The kitchen has an array of matching base and wall units with worktop over. There is a sink and drainer, space and plumbing for a washing machine, dishwasher and tall fridge freezer. There is an electric hob and oven and a tiled splashback.

There is a door and windows to the rear along with tiled flooring, a ceiling light and access to the bathroom on the ground floor.

Bathroom

The ground floor bathroom has vinyl flooring, a heated towel rail, a window to the rear, a shower, a freestanding bath, a sink and a toilet. This bathroom doubles up as a wet room.

Bedroom One

9' 6" x 12' 5" (2.90m x 3.78m)

The main bedroom has a large window to the front, a ceiling light, a radiator, carpeted flooring and access to the en-suite.

En Suite

The en suite has a toilet, sink, a shower, vinyl flooring, a ceiling light and a heated towel rail.

Bedroom Two

9' 6" x 10' 9" (2.90m x 3.28m)

The second bedroom has carpeted flooring, a window, a radiator and a ceiling light.

Bedroom Three

8' 10" x 9' 2" (2.69m x 2.79m)

The third bedroom has carpeted flooring, a ceiling light, a radiator and an open wardrobe space.

Hallway

The hallway joining the bedrooms has carpeted flooring, a radiator and a large wardrobe/cupboard space.

Rear Exterior

To the rear, the property has an excellent garden space with sheds, a patio area, fencing surrounding and access to the allocated off road parking.



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



check out more properties at williamhbrown.co.uk



welcome to

Japonica House St. Johns Road, Stalham Norwich

- Move-In Ready
- 3 Bedrooms; En Suite to the Master Bedroom
- Off Road Parking
- NO CHAIN
- Stalham NR12

Tenure: Freehold EPC Rating: D

£290,000



Please note the marker reflects the
postcode not the actual property

check out more properties at williamhbrown.co.uk



Property Ref:
NWS108374 - 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.

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.



01692 581034



stalham@williamhbrown.co.uk



52 High Street, Stalham, NORWICH, Norfolk,
NR12 9AS



williamhbrown.co.uk