



White Street, Martham Great Yarmouth NR29 4PQ

welcome to

White Street, Martham Great Yarmouth

A deceptively spacious 3 bedroom detached bungalow with the bonus of a master en-suite bedroom and double garage. Situated in the Broadland village of Martham.



This well presented 3 - bedroom detached bungalow is ideally situated in the Broadland village of Martham within walking distance of the local amenities such as shops, pubs & doctors surgery. This home is deceptively spacious and offers comfortable, single-level living, perfect for families or downsizers.

The property features 3 double bedrooms, with an en-suite to the master. A generously sized living room with a conservatory leading off for dining. Outside, the property boasts a private rear garden which wraps around to one side of the property, the perfect space for relaxing or outdoor dining. A large shingle driveway can be found to the rear of the property with ample parking and a double garage, offering further storage.

This delightful home must be viewed to be fully appreciated.

Entrance Porch

Double glazed door to the front aspect and tiled flooring, door into the hallway.

Entrance Hall

Airing cupboard with pressurised tank, access to the loft, access to all rooms, radiator and carpeted flooring.

Lounge / Diner

22' 1" Max x 16' 1" Max (6.73m Max x 4.90m Max)

Double glazed windows to the front and side aspect, sliding doors into the conservatory, gas fire (via gas bottles), tv and telephone points, radiator and carpeted flooring.

Kitchen

12' 6" x 11' (3.81m x 3.35m)

Fitted kitchen with range of wall and base units with work surfaces over, sink drainer, plumbing for washing machine, electric cooker point with cooker hood above, plumbing for slimline dishwasher, space for fridge freezer, tiled splashbacks, tv point, double glazed door and window to the rear aspect, radiator and laminate flooring.

Conservatory

17' 11" x 6' 11" (5.46m x 2.11m)

Double glazed windows and doors, radiator and tiled flooring.

Bedroom One

17' 10" Max x 10' 7" Max (5.44m Max x 3.23m Max)

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

En Suite

Suite comprising Shower cubicle, wash hand basin and WC, part tiled walls, double glazed window to the side aspect radiator and laminate flooring.

Bedroom Two

17' 11" x 10' 5" (5.46m x 3.17m)

Double glazed windows to the front and side aspects, radiator and carpeted flooring.

Bedroom Three

11' 9" x 9' 10" (3.58m x 3.00m)

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

Bathroom

Suite comprising shower cubicle, hand wash basin and WC, part tiled walls, radiator and tiled flooring.

Exterior

To the front of the property is a gate leading to the rear garden. The rear South West corner plot garden has glimpses of the church and is laid to lawn with patio, hedging, outside tap, oil heating tank, shed and greenhouse, gate to the rear. large shingle driveway, double garage with electric up and over door, power and lights.



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



view this property online williamhbrown.co.uk/Property/NWS108424



welcome to

White Street, Martham Great Yarmouth

- NO ONWARD CHAIN!
- 3 Double Bedrooms
- Detached Bungalow
- Double Garage & Ample Off-Road Parking
- Solar Panels

Tenure: Freehold EPC Rating: E
Council Tax Band: D

£375,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/NWS108424



Property Ref:
NWS108424 - 0004

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.



william h brown



01692 581034



stalham@williamhbrown.co.uk



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



williamhbrown.co.uk