

# Vicarage Road, Great Hockham, Thetford, IP24 1PE



## welcome to

## Vicarage Road, Great Hockham, Thetford

GUIDE PRICE £370,000 - £380,000! A superb DETACHED BUNGALOW within a SEMI RURAL location in the popular village of GREAT HOCKHAM. This property has spacious 3 BEDROOM accommodation (EN SUITE TO principal BEDROOM), spacious LIVING AREA, GARAGE, LONG DRIVEWAY and immaculate FRONT AND REAR GARDENS!













#### **Entrance Hall**

Door to front aspect. Radiator. Airing cupboard.

#### Lounge / Diner

22' 1" Max x 16' 10" Max ( 6.73m Max x 5.13m Max ) Window to the front aspect. Television point. Radiator.

#### Kitchen

12' 8" x 10' 5" ( 3.86m x 3.17m ) Window to the side aspect. Fully fitted with a range of base and eye level units with work surfaces over. Inset stainless steel sink with mixer tap over. Electric oven with electric hob with extractor hood over. Radiator. Plumbing for washing machine and dishwasher. Space for fridge freezer.

#### Bathroom

Window to the side aspect. Low level W.C. Wash hand basin. Shower cubicle.

#### Bedroom 1

13' 9" Max x 9' 10" Max ( 4.19m Max x 3.00m Max ) Window to the rear aspect. Radiator.

#### En Suite

Window to the side aspect. Wash hand basin. Radiator. Low level W.C. Shower cubicle.

#### Bedroom 2

13' x 9' 5" ( 3.96m x 2.87m ) Window to the side aspect. Radiator.

**Bedroom 3** 11' x 8' 1" ( 3.35m x 2.46m ) Window to the rear aspect. Radiator.

**Rear Garden** The rear garden is immaculate and laid mainly to lawn with shed.

**Front Garden** The front garden is also immaculate and laid to lawn.

Garage



#### Driveway

Long driveway with ample parking for several vehicles and carport.

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## Vicarage Road, Great Hockham, Thetford

- GUIDE PRICE £370,000 £380,000
- Detached Bungalow, immaculate inside and out
- 3 bedrooms, en suite to principal bedroom
- Garage and long driveway
- Oil central heating

Tenure: Freehold EPC Rating: D

offers in excess of

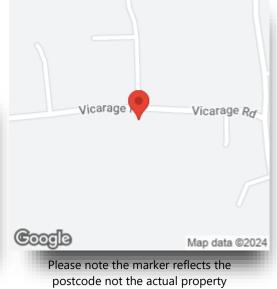
£350,000





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The Property Ombudsman

Property Ref: THF107358 - 0005 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.

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