



**Bluebell Close, Thetford, IP24 2DG**

**welcome to**

**Bluebell Close, Thetford**

Calling all first time buyers and investors - a lovely mid-terraced home on the popular 'Cloverfields' estate! Offering two bedrooms, a good sized garden to rear and a seperate garage-en-bloc, all close to local amenities, viewing is absolutely essential!



## Summary

The historic Norfolk market town of Thetford is ideally positioned close to the Cambridgeshire and Suffolk borders and therefore offers good road and rail links direct to both Cambridge and Norwich, convenient for commuting. The river "Thet" borders the southern boundary offering delightful riverside walks and river frontage redevelopment consisting of a three screen cinema, restaurant, hotel and public open space. Further recreation can be found in the extensive forest areas in the surrounding areas including High Lodge offering forest cycle and walking routes and play areas.

Nearby Thetford Forest offers the ultimate outdoor playground for family days out. This vast pine plantation is cross-crossed with a maze of walking and cycling trails that are perfect for spending a day losing yourself in nature. At the heart of it all is the High Lodge Visitor Centre which offers bike hire for the energetic, Segway for the more adventurous and Go Ape for those who dare.

## The Accommodation

Entrance door to:

### Entrance Hall

With door to front, tiled flooring and radiator.

### Lounge

13' 3" x 11' 9" ( 4.04m x 3.58m )

With stair to first floor landing, TV point and door and window to rear.

### Kitchen

8' 11" x 8' 4" ( 2.72m x 2.54m )

With a range of wall and base units with work surface over, stainless steel sink unit with mixer tap over, space and plumbing for washing machine, electric oven, gas hob, space for fridge/freezer, central heating boiler and window to front.

### Bedroom One

11' 11" max. x 11' 9" max. ( 3.63m max. x 3.58m max. )

With access to the loft space, window to rear and radiator.

### Bedroom Two

12' 1" x 5' 8" ( 3.68m x 1.73m )

With window to front and radiator.

### Bathroom

With low level W.C, pedestal wash hand basin with taps over, bath, window to front and radiator.

### Outside

To the rear of the property is an enclosed garden which is mainly laid to lawn with a paved patio area and access to the rear.

### Garage

The property also comes with a seperate garage-en-bloc.



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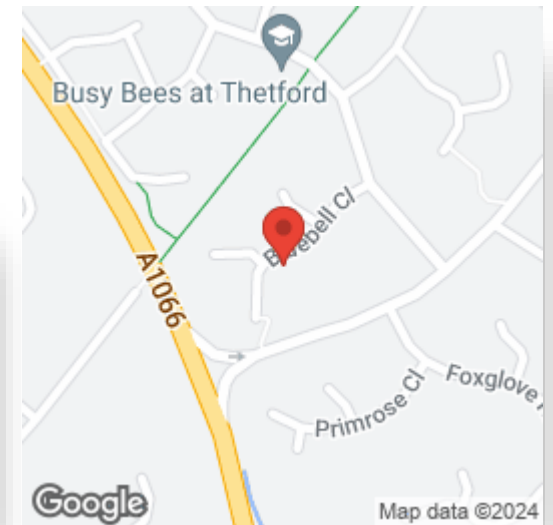
## Bluebell Close, Thetford

- Mid-Terraced House
- Two Good Sized Bedrooms
- Garden to Rear
- Garage-en-Bloc
- Lovely Location
- A Perfect First Time or Investment Buy!

Tenure: Freehold EPC Rating: C

offers in excess of

**£180,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
THF107580 - 0002

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