



Churchill Road, Thetford, IP24 2JL

welcome to

Churchill Road, Thetford

ATTENTION FIRST TIME BUYERS AND INVESTORS! A mid-terraced house which is found in a great location close to local schools and amenities is on offer! Having two double bedrooms, garden to rear, separate garage-en-bloc & great potential throughout, early viewing is 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, stairs to first floor landing, under stairs storage cupboard and radiator.

Living Room

13' 7" x 12' 7" (4.14m x 3.84m)

With fireplace, door and window to rear and radiator.

Kitchen

9' 9" x 9' (2.97m x 2.74m)

With a range of fitted kitchen units at wall and base level with work surface over, stainless steel sink unit with mixer tap over, space for fridge/freezer, space and point for electric cooker, space and plumbing for washing machine, window to front and radiator.

First Floor Landing

Bedroom One

14' 11" max. x 10' 3" max. (4.55m max. x 3.12m max.)

With two windows to rear and radiator.

Bedroom Two

11' 10" max. x 9' 1" max. (3.61m max. x 2.77m max.)

With window to front and radiator.

Bathroom

With low level W.C, wash hand basin with taps over, bath with shower attachment over, built in airing cupboard, window to front and radiator.

Outside

Front Garden

To the front of the property is a low maintenance, shingled front garden with a pathway to the front door.

Rear Garden

To the rear, the garden is enclosed and is largely laid to lawn with a paved patio area and a gate to the rear, which leads to the separate garage-en-bloc.



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welcome to

Churchill Road, Thetford

- Attention first time buyers and investors!
- Mid-Terraced Home
- Two Double Bedrooms
- Garden to Rear
- Separate Garage-en-Bloc
- Close to Local Schools and Amenities
- A Great Location

Tenure: Freehold EPC Rating: Awaiting

offers in the region of

£190,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
THF107485 - 0001

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