



Watton Road, Little Cressingham THETFORD IP25 6ND

welcome to

Watton Road, Little Cressingham THETFORD

> > LARGE GARDEN! A three bedroom detached bungalow, located within the rural village of Little Cressingham. This fabulous home boasts a driveway, garage, outbuildings, large plot, three double bedrooms, oil-fired central heating, UPVC double glazed windows and more!



The Accommodation

UPVC external entrance door opening to:

Entrance Porch

Carpet flooring, radiator, UPVC part double glazed external entrance door to front aspect.

Entrance Hall

Carpet flooring, loft hatch access, airing cupboard.

Lounge

19' 6" x 10' 11" (5.94m x 3.33m)

Carpet flooring, radiator, UPVC double glazed window to front aspect.

Kitchen

19' 6" x 10' 11" (5.94m x 3.33m)

A range of wall and floor mounted fitted kitchen units with work surfaces over, inset sink and drainer, space for cooker, plumbing for dishwasher, radiator, tiled-effect flooring, UPVC double glazed window to rear aspect.

Utility Room

8' 8" x 5' 5" (2.64m x 1.65m)

Inset sink and drainer, plumbing for washing machine, external entrance door to rear aspect, UPVC double glazed window to rear aspect.

Conservatory

8' 3" x 8' 2" (2.51m x 2.49m)

Tiled flooring, UPVC double glazed construction.

Bedroom 1

11' 11" x 10' 7" (3.63m x 3.23m)

Carpet flooring, built-in wardrobes, radiator, UPVC double glazed window to front aspect.

Bedroom 2

11' x 8' (3.35m x 2.44m)

Carpet flooring, built-in wardrobes, radiator, UPVC double glazed window to rear aspect.

Bedroom 3

8' 8" x 7' 11" (2.64m x 2.41m)

Carpet flooring, radiator, UPVC double glazed window to front aspect.

Family Bathroom

Fully tiled suite comprising low level w.c, hand wash basin, shower cubicle, vinyl flooring, heated towel rail, UPVC double glazed obscured window to rear aspect.

Outside

To the front of the property, a garden is mainly laid to lawn and decorated with mature shrubs. A driveway provides parking for multiple vehicles and access to the garage. Further parking can be found to the side of the property and one of the many outbuildings can be used as a car port. Vehicle access can be given to the rear garden.

To the rear of the bungalow, the garden is also mainly laid to lawn, with a variety of mature shrubs and trees and hedging bordering the boundary.

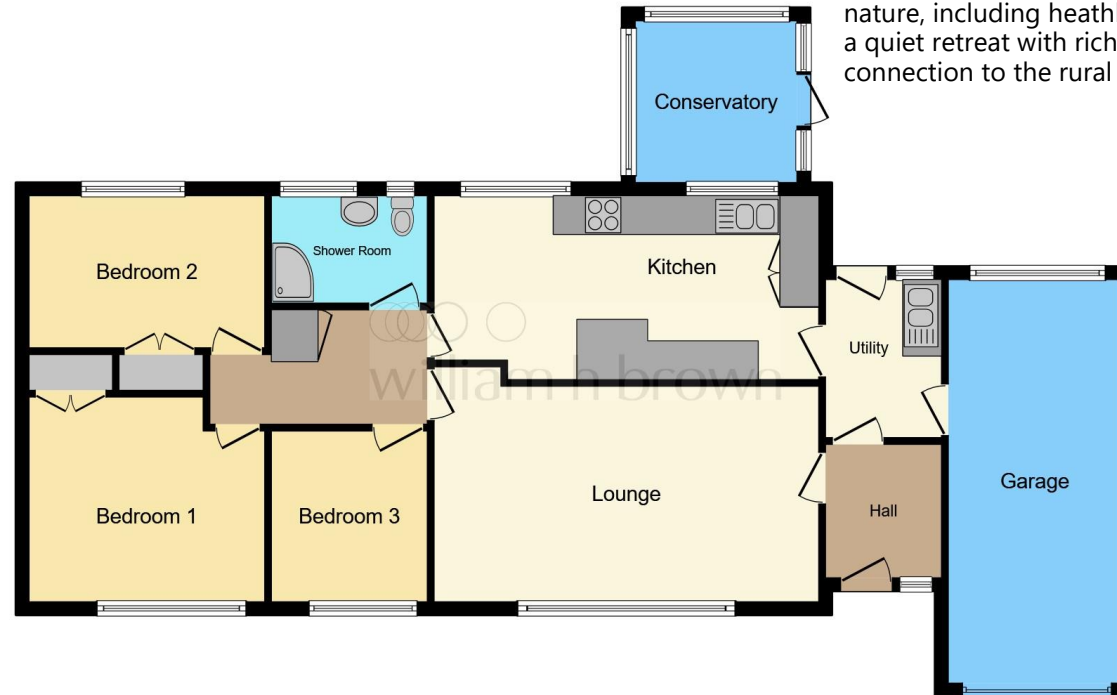
Garage

20' 3" x 8' 8" (6.17m x 2.64m)

Power and light, power and light, internal side access.

Location

Little Cressingham is a small, picturesque village nestled in the rural heart of Norfolk, England. Situated near the edge of the Breckland district, it offers a tranquil countryside setting with vast open fields, scattered woodlands, and gently rolling hills. The village is known for its historic charm, with a mix of traditional brick and flint cottages, farmhouses, and narrow, winding lanes lined with hedgerows. One of the key landmarks is the 14th-century All Saints' Church, renowned for its round tower and peaceful churchyard. Nearby, the River Wissey flows through the landscape, adding to the village's serene atmosphere. Little Cressingham is surrounded by nature, including heathland and farmland, making it a quiet retreat with rich historical roots and a strong connection to the rural Norfolk landscape.



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



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Watton Road, Little Cressingham THETFORD

- Three bedroom detached bungalow
- Garage & Driveway
- Oil-fired central heating, UPVC double glazed windows
- Large garden
- Conservatory

Tenure: Freehold EPC Rating: E

offers in excess of

£350,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
WAT108497 - 0002

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