



**Stevens Close, Watton Thetford IP25 6EQ**

**welcome to**

## **Stevens Close, Watton Thetford**

> > NO ONWARD CHAIN! A three bedroom detached bungalow, located in the market town of Watton, offered with no chain and boasts the opportunity to improve and modernise. Boasting three spacious bedrooms, large lounge, conservatory, enclosed rear garden, driveway parking and garage, and more!

### **The Accommodation**

UPVC external entrance door opening to:

#### **Entrance Porch**

Carpet flooring.

#### **Lounge**

21' 6" x 12' 7" ( 6.55m x 3.84m )

Carpet flooring, UPVC double glazed window to front aspect.

#### **Inner Hall**

Carpet flooring, airing cupboard, loft hatch access.

#### **Cloakroom W.C**

Suite comprising low level w.c, vinyl flooring, UPVC double glazed window to side aspect.

#### **Kitchen**

12' 2" x 8' 8" ( 3.71m x 2.64m )

A range of wall and floor mounted fitted kitchen units with work surfaces over, inset sink and drainer, space for appliances, vinyl flooring, UPVC double glazed window to front aspect, UPVC external entrance door to side aspect.

#### **Conservatory**

10' 4" x 9' 4" ( 3.15m x 2.84m )

Of brick and UPVC construction, tiled flooring, external entrance door to side aspect.

#### **Bedroom 1**

12' 2" x 10' 1" ( 3.71m x 3.07m )

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

#### **Bedroom 2**

9' x 8' 11" ( 2.74m x 2.72m )

Carpet flooring, built-in wardrobe, door into

conservatory.

#### **Bedroom 3**

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

Carpet flooring, UPVC double glazed window to rear aspect.

#### **Family Bathroom**

Suite comprising shower cubicle, hand wash basin, vinyl flooring, UPVC double glazed window to side aspect.

#### **Outside**

To the front of the property, a brickweave driveway leads up to the property and provides parking for multiple vehicles and access to the garage. A path then leads to the front external entrance door. The front garden is mainly laid to lawn with shrubs providing decorative kerb appeal.

To the rear, a fully enclosed garden is mainly laid to lawn with patio seating area. To the rear of the garage, a lean-to seating area provides privacy and cover for those cosy evenings.

#### **Garage**

17' x 8' 3" ( 5.18m x 2.51m )

Power and light, up and over door to front, side access.

#### **Location**

Watton has a range of amenities including a post office, supermarket, chemist, infant, junior and secondary schools. There is a weekly market with lots to offer. For golf enthusiasts, Richmond Park Golf Club has an 18-hole course, driving range and practice green. Furthermore, there is a sports centre which offers a fitness suite, all weather courts, badminton, squash and snooker facilities. Watton is





surrounded by beautiful Norfolk countryside and woodlands including Thetford Forest and Wayland Wood.

The City of Norwich is approx. a 30 minute drive away providing a further wide range of shopping and leisure activities. The picturesque Norfolk coastal areas can be reached in under an hour also.



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## **Stevens Close, Watton Thetford**

- Three bedroom detached bungalow
- NO ONWARD CHAIN
- Garage and driveway
- Delightful location close to town
- Conservatory

Tenure: Freehold EPC Rating: D

**£250,000**



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](http://www.focalagent.com)

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WAT108544 - 0002

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