



**Gaynor Close, Wymondham, NR18 0EA**



**welcome to**

**Gaynor Close, Wymondham**

William H Brown have pleasure in advertising this excellent three-bedroom, two reception room detached bungalow, situated on a substantial sized plot on a popular cul-de-sac in Wymondham.



## Lounge

21' x 23' ( 6.40m x 7.01m )

L- shaped lounge with a bay style front window and sliding doors to the rear garden.

## Kitchen

14' x 9' 2" ( 4.27m x 2.79m )

The kitchen benefits from a rear aspect window which peers into the rear garden. The room has ample work top space with a breakfast bar.

## Utility Room

8' x 5' 11" ( 2.44m x 1.80m )

Room for white good, currently host the boiler and a sink along with storage units.

## Bedroom One

10' 7" x 10' 11" ( 3.23m x 3.33m )

Bedroom One is positioned at the front of the property and benefits from having front aspect window, en-suite and a fitted wardrobe.

## En-Suite

Walk in shower

## Bedroom Two

11' x 10' ( 3.35m x 3.05m )

Double bedroom with additional room for fittings.

## Bedroom Three/Study

11' x 9' 10" ( 3.35m x 3.00m )

Currently used as a home office with rear aspect windows. this study will fit a double bed and additional room for fittings.

## Family Bathroom

7' 9" x 5' 7" ( 2.36m x 1.70m )

Three piece suite with a vertical radiator.



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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## **Gaynor Close, Wymondham**

- Detached
- Three-bedroom bungalow
- Driveway
- Garage
- Chain free
- Viewing essential

Tenure: Freehold EPC Rating: D Council Tax Band: D

**£375,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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