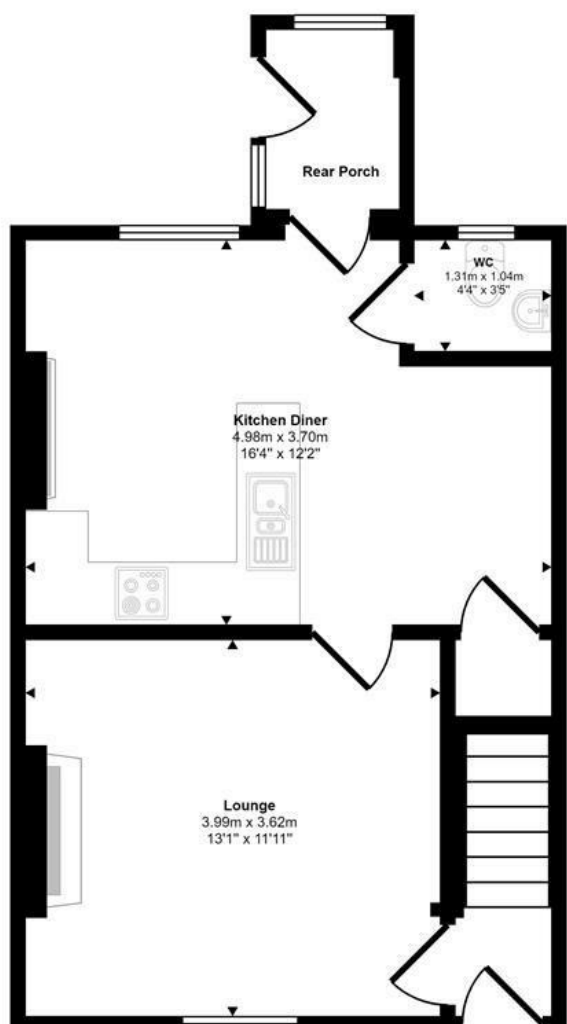




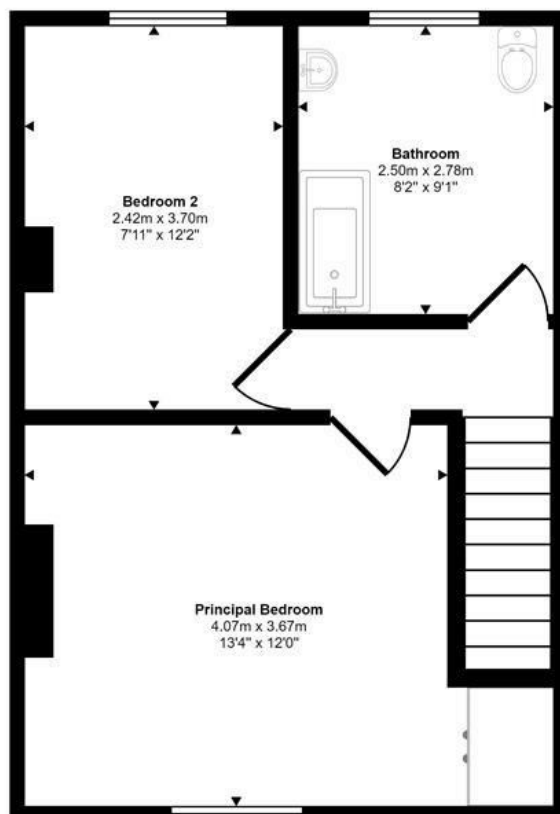
Bradfield Road | North Walsham | NR28
 £250,000

abbotFox

Approx Gross Internal Area
 78 sq m / 835 sq ft



Ground Floor
 Approx 40 sq m / 431 sq ft



First Floor
 Approx 38 sq m / 404 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	66	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Disclaimer – In accordance with the Property Misdescriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them as statements of fact, but must satisfy themselves by inspection or other means, as to their accuracy.



abbotFox presents this sympathetically improved and stylishly finished, two bedroom semi-detached house. Situated a short walk from North Walsham town centre, this home affords an exceptional degree of convenience and is currently being run as a successful holiday let, with countryside walks and the picturesque Norfolk coastline within easy reach.

The property itself sits on a spacious plot, with ample off road parking set to the rear. The internal accommodation comprises; entrance hall, lounge, kitchen diner, WC and a rear porch to the ground floor. The first floor offers two generous double bedrooms and a family bathroom accessed off landing. Externally, the property offers both front and rear gardens, with the rear mostly laid to lawn and affording a high degree of privacy, along with a brick built outbuilding, ideal for secure storage.

Offered to the market with no onward chain, an internal viewing comes highly recommended.

