



Duck Decoy Close, Dersingham, PE31 6UJ

welcome to

Duck Decoy Close, Dersingham

Chain free! A fantastic opportunity to purchase this spacious, three bedroom detached house located within the popular village of Dersingham. The property offers a large lounge/diner, conservatory, kitchen, 3 comfortable bedrooms and bathroom, plus driveway, garage and rear garden.



Accommodation:

Double-glazed entrance door to:

Entrance Hall

Door to the front. Radiator.

Cloakroom

Fitted with WC & wash hand basin. Double-glazed window to the side.

Lounge / Diner

23' 11" max x 11' 4" max (7.29m max x 3.45m max)

Double-glazed window to the front. Two radiators. Fireplace with electric fire. Double-glazed sliding patio doors to the rear leading to the conservatory.

Conservatory

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

Od brick & uPVC construction. Double-glazed windows to the sides. Double-glazed French doors to the rear leading to the rear garden.

Kitchen

11' max x 8' 3" (3.35m max x 2.51m)

This fitted kitchen includes both wall & base units with work surfaces over, a stainless steel sink & drainer unit, and space for a freestanding cooker. There is also space for a fridge/freezer & under-counter fridge, as well as space & plumbing for a washing machine. Under-stairs storage cupboard. Radiator. Double-glazed window to the rear. Double-glazed door to the side.

First Floor Landing

Stairs from the entrance hall. Double-glazed window to the side.

Bedroom One

11' x 11' max (3.35m x 3.35m max)

Double-glazed window to the front. Radiator.

Bedroom Two

11' 9" x 9' 3" (3.58m x 2.82m)

Double-glazed window to the rear. Radiator.

Bedroom Three

7' 8" x 8' 6" (2.34m x 2.59m)

Double-glazed window to the rear. Radiator.

Bathroom

Fitted with WC, wash hand basin & shower cubicle. Extractor fan. Radiator. Double-glazed window to the rear.

Outside

To the front of the property, the garden is mainly laid to astro-turf, whilst a hardstanding driveway which provides off-road parking leads to the garage. The good-sized rear garden is fully enclosed & is mainly laid to lawn, alongside a patio area.



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Duck Decoy Close, Dersingham

- 3 bedroom detached house
- Lounge + conservatory
- Generous rear garden
- Driveway parking
- Garage

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

offers in the region of

£315,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HUN106484 - 0004

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