

FREEHOLD



House - Semi-Detached

HERON ROAD COSTESSEY NORWICH NR8 5FJ

Price Guide

£210,000

FEATURES

- NO CHAIN
- Immaculate
- New Carpets/Vinyl
- Lovely Kitchen
- Bigger Garden
- Semi Detached
- New Decor
- Two Bedrooms
- Generous Size
- Allocated Parking



2 Bedroom House - Semi-Detached located in Costessey

Description

Here at Heron Road in Costessey, this stunning semi-detached house is a true gem waiting to be discovered. Built in 2008, this new build property boasts a pristine redecorated interior, having recently undergone a makeover with fresh carpets and vinyl that add a touch of elegance to the space.

As you step inside, you are greeted by a generous reception room that seamlessly flows into a dining area, offering a perfect setting for entertaining guests or simply relaxing with your loved ones. The view from the sitting/dining room overlooks the rear garden, providing a tranquil backdrop for your daily activities.

With two well-proportioned bedrooms, a downstairs WC, and an upstairs bathroom, this property is designed to cater to your every need. The recent replacement of the boiler ensures that you'll stay warm and cosy during the colder months, adding to the comfort of this lovely home.

One of the standout features of this property is the double-width rear garden, a rare find that offers ample space for outdoor enjoyment and gardening enthusiasts. Additionally, the allocated parking which provides convenience and peace of mind for residents.

Conveniently located near shops and with excellent access to the A47 and the hospital, this property combines comfort with practicality, making it an ideal choice for those seeking a peaceful yet well-connected lifestyle. Don't miss the opportunity to make this charming house your new home in the heart of Costessey.

Entrance Hall

Sealed unit double glazed door to the front, doors to the wc, kitchen and the sitting/dining room.

Kitchen

8'1 x 6'5

Sealed unit double glazed window to the front, range of base and wall mounted stylish units, integrated gas hob with electric oven and extractor fan over. Space for washing machine and dishwasher along with space for full height fridge/freezer. Wall mounted gas boiler that was replaced by the properties careful original owner.

Wc

Sealed unit double glazed window to the front, wc and wash hand basin.

Sitting/Dining Room

13'1 x 14'9

Sealed unit double glazed double doors out to the garden, radiator and stairs up to the first floor. Two radiators.

Landing

Doors to the bedrooms and the bathroom.

Principal Bedroom

13'1 x 8'0

Sealed unit double glazed windows to the front, built in sliding door wardrobe and radiator.

Bedroom Two

13'1 x 8'3

Sealed unit double glazed window to the rear and radiator.

Bathroom

Panel bath with shower attachment and screen, wash hand basin and wc. Tiled splashbacks with further half tiling to walls.

Outside

There is a well kept garden to the front. The allocated parking space is at the rear with further parking at the front. The rear garden as previously mentioned is special due to the double width created as it goes behind the neighbours garage. Mainly laid to lawn with patio and rear gate out to the parking.





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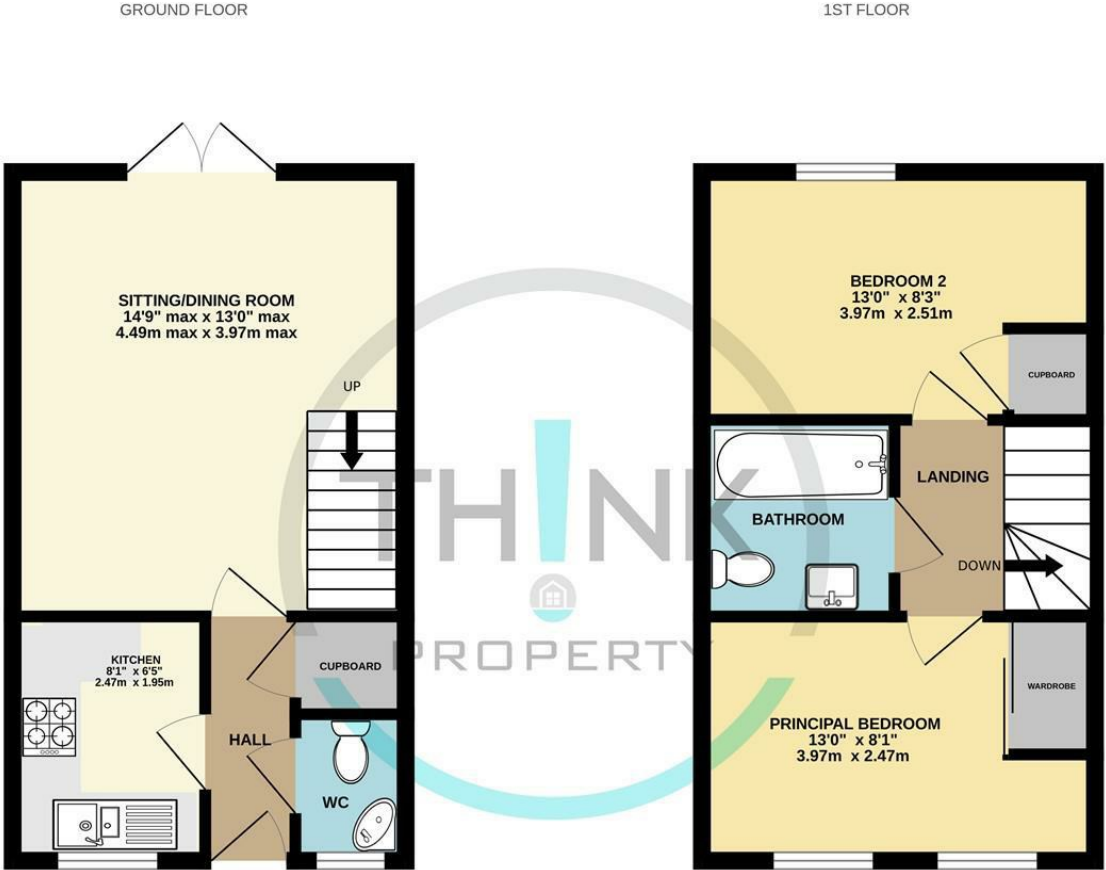
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01603 338433

norwich@thinkproperty.ltd
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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			92
(81-91) B		77	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

