



Long Stratton Road

Forngett St. Peter, NR16 1HT

- Desirable Location
- Field Views
- Conservatory
- Spacious Garden

Guide Price £350,000





DIRECTIONS

From Norwich proceed out onto the B1113 into the village of Tacolneston. Turn left at the Jolly Farmers Public House and follow this road into the village of Forncett St Peter where the property can be found on the left hand side as indicated by the for sale board.



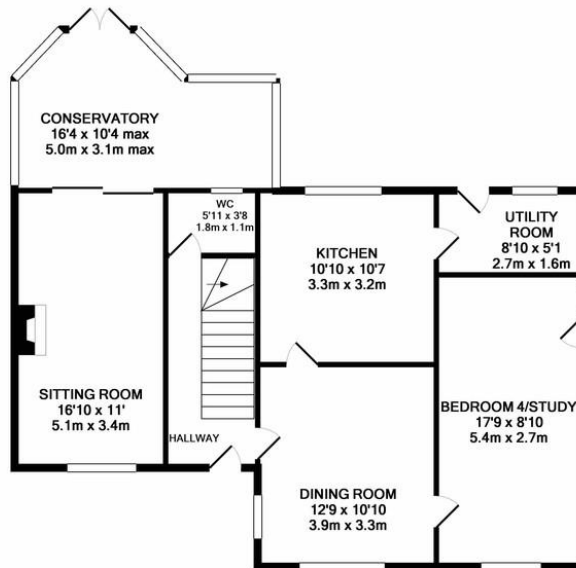
PROPERTY SUMMARY

**** DESIRABLE LOCATION, EXTENSIVE PLOT TO FRONT AND REAR, CHAIN FREE ****

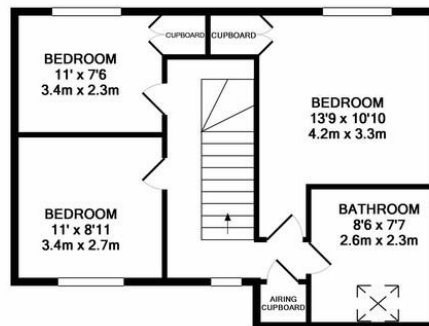
This four bedroom or three bedroom with a study is situated in the desirable location of Forncett St. Peter, the property benefits from a large frontage with parking for numerous vehicles/caravan. Accommodation comprises entrance hall, sitting room, conservatory, kitchen, utility room, dining room, cloakroom and 4th bedroom or study to the ground floor. The first floor offers three further bedrooms and a family bathroom. The outside rear offers a spacious low maintenance enclosed rear garden with field views, laid to lawn with patio area.

**** CALL NOW TO VIEW ****





GROUND FLOOR
APPROX. FLOOR
AREA 828 SQ. FT.
(76.9 SQ. M.)



1ST FLOOR
APPROX. FLOOR
AREA 447 SQ. FT.
(41.6 SQ. M.)

TOTAL APPROX. FLOOR AREA 1275 SQ. FT. (118.4 SQ. M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2018





**SELLING PROPERTIES
SINCE 2009**

"Hi Lucy – we just wanted to say thank you to you and your team for all you did to make the purchase of our home run smoothly."

Mr and Mrs Oliveri, February 2019

"Thank you for everything you, Adam and the rest of your staff have done in the process of us purchasing our new home. Reality has been brilliant in every possible way. I would confidently recommend Reality to any friends that were moving, and definitely use you again."

Mr D Joseph, November 2018

"We are in no doubt that without your support, guidance and determination, we would not have reached this point. You have gone the extra mile to make sure that this would all work out. You have always been available for a chat when we needed reassurance, and have been happy to spend time hounding buyers and solicitors on our behalf. We truly appreciate what you have done for us and are extremely grateful."

Mr and Mrs Knight, November 2018

Notes on Sale: These particulars are believed to be accurate but no guarantee of their accuracy can be made. These particulars do not form part of any contract.



01603 756898

65 Grove Road, Norwich, NR1 3RL
contact@realityestateagents.co.uk

 /Reality Estate Agents

 @realitynorwich

www.realityestateagents.co.uk



Reality directors Lucy Carne and Adam Thompson
with TV's property guru, Phil Spencer

Minimum fee and contract applies - terms and conditions of your current agent must be adhered to