



Chequers Road, Tharston, Norwich, NR15 2YA

Guide Price £460,000

BOASTING A MUCH SOUGHT AFTER POSITION, THIS SUBSTANTIAL AND MOST SPACIOUS, (1900 SQ FT) 5/6 BEDROOM DETACHED BUNGALOW OCCUPIES A LARGE PLOT IN THE REGIONS OF 0.5 ACRE (STS). SET OFF A SMALL COUNTRY LANE AND WITHIN SHORT WALKING DISTANCE OF AMENITIES. NO ONWARD CHAIN.

- Potential for dual living
- Double detached garage
- 0.5 acre plot (sts)
- Freehold
- X 4 Bathrooms (x 2 en-suites)
- 1900 sq ft internal living space
- Council Tax Band D
- Energy Efficiency Rating E.



Property Description

SITUATION

Set well back off a small country lane to the west of Long Stratton, the property enjoys a most pleasing individual position, being within a stone's throw of the open rural countryside, whilst still being within a short walking distance to the centre of the village. Over the years Chequers Road has proved to have been a desirable and sought after road consisting of individual modern and period properties set upon large plots. The traditional village of Long Stratton offers an extensive range of amenities and facilities whilst benefiting from local schooling and good transport links to the city.

DESCRIPTION

The property comprises of a five/six bedroom detached bungalow having been built in the 1970's and of traditional brick and block cavity wall construction under a pitched interlocking tiled roof and with the benefit of the installation of replacement sealed unit upvc double glazed windows and doors, whilst being heated by a modern oil fired central heating boiler via radiators (with a pressurised hot water cylinder). Internally the bungalow offers an expanse of versatile living space with the potential of six bedrooms if required. There is also the opportunity of dual living if required. Throughout the property is presented in a most excellent decorative order having been well maintained and enhanced by the current vendors and of a particularly high specification.

EXTERNALLY

The property is approached via a shingle driveway leading up to the bungalow and adjacent double detached garage, (measuring 18' 8" x 19' 0" (5.70m x 5.80m) with two up and over doors to front, window to side, personnel door to side. Good storage space within eaves, power/light connected. Fronting the garage is a dwarf brick wall and large area of lawn which could be further adopted for more off-road parking if required. The main gardens lie to the rear and are of a most generous size being predominately laid to lawn and offering a good deal of privacy/seclusion within. Abutting the rear of the property is a large decked area creating an excellent space for alfresco dining.

The rooms are as follows

RECEPTION HALL: 11' 6" x 9' 1" (3.51m x 2.78m) (access via a storm porch to front). A upvc double glazed door giving internal access. A pleasing and spacious first appearance.

RECEPTION ROOM ONE: 13' 4" x 20' 0" (4.07m x 6.11m) A double aspect room found to the front of the property with upvc double glazed French doors giving external access to the southern aspect. A particular focal point of the room is the open fireplace with wood mantle surround and marble hearth.

RECEPTION ROOM TWO: 10' 9" x 11' 2" (3.29m x 3.42m) (measurements excluding built-in storage cupboards to side). Window to southern aspect. Currently used as a formal dining room however could be turned into a bedroom if required.

KITCHEN/DINER: (Kitchen area 8' 10" x 10' 8" (2.71m x 3.26m) With window to the rear aspect and enjoying views over the gardens and beyond. The kitchen is of a high specification and offers an extensive range of wall and floor unit cupboard space with granite worktop surfaces, fitted Range and integrated appliances with dishwasher, washing machine etc opening through

to the dining area. Diner 14' 1" x 11' 7" (4.30m x 3.55m) With upvc door giving external access and again with an extensive range of wall and floor unit cupboard space.

BEDROOM ONE: 19' 2" x 11' 1" (5.86m x 3.39m) (maximum measurements including the en-suite) A generous double bedroom serving well as the master bedroom and offering an extensive range of built-in storage cupboard space. Window to rear.

EN-SUITE: 7' 1" x 5' 8" (2.17m x 1.74m) With frosted window to side and comprising of a large corner tiled shower cubicle, low level wc and wash hand basin. Heated towel rail. Part tiled walls. Tiled flooring.

BEDROOM TWO: 10' 7" narrowing to 7'3" x 14'7" narrowing to 9'9" (3.24m narrowing to 2.21m x 4.46m narrowing to 2.99m) Another large double bedroom with windows to the rear aspect. Two built-in double built-on storage cupboards to side and further having the luxury of en-suite facilities.

EN-SUITE: 6' 10" x 4' 3" (2.10m x 1.32m) With frosted window to the side aspect comprising of a corner tiled shower cubicle, low

level wc, wash hand basin, heated towel rail, tiled flooring and part tiled walls.

BEDROOM THREE: 9' 10" x 11' 9" (3.02m x 3.59m) With window to the rear aspect and being another spacious double bedroom with the benefit of three double built-in storage cupboards. Views over the rear gardens.

BEDROOM FOUR: 9' 11" x 11' 9" (3.03m x 3.59m) With window to the front aspect and being a spacious double bedroom again with double built-in storage cupboards.

BEDROOM FIVE: 11' 7" x 6' 2" extending to 7'3" (3.55m x 1.89m extending to 2.23m) Window to the front aspect. Currently used as an office however lends itself as a fifth bedroom if required.

SHOWER ROOM: 6' 7" x 5' 6" (2.01m x 1.69m) With frosted window to the rear aspect comprising of a corner tiled shower cubicle, low level wc, wash hand basin, tiled flooring. Heated towel rail.

BATHROOM: 7' 3" x 6' 5" (2.21m x 1.97m) With frosted window to the front aspect comprising of a panelled bath, low level wc and wash hand basin. Tiled flooring. **OUR REF:** L0605



Viewing Arrangements

Strictly by appointment

Contact Details

Beatrix Potter Cottage

The Street

Long Stratton

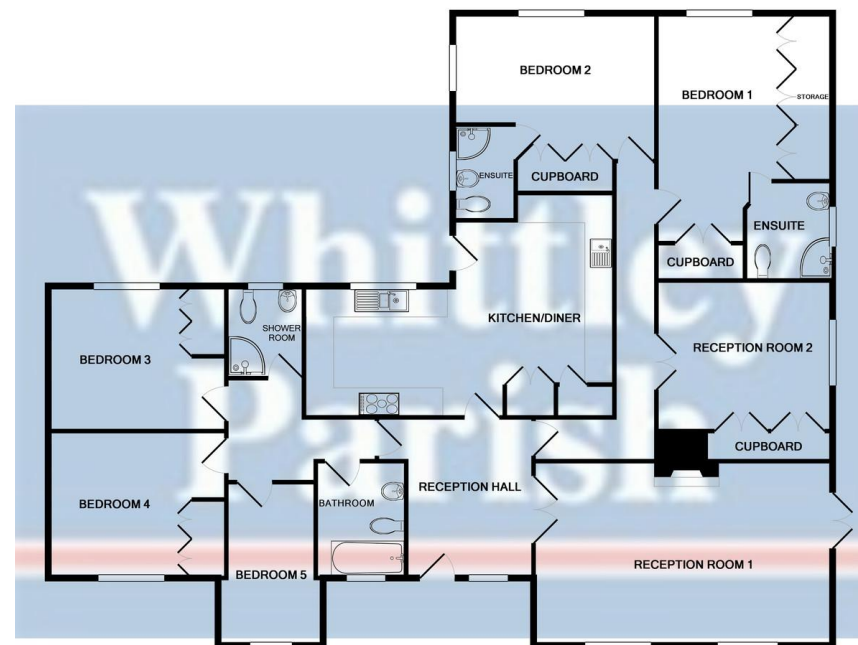
Norwich

NR15 2XJ

longstratton@whittleyparish.com

01508 531331

Agents Note: Whilst every care has been taken to prepare these sales 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.



TOTAL APPROX. FLOOR AREA 1852 SQ.FT. (172.0 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

