

Ben Allman
Estate & Letting Agents



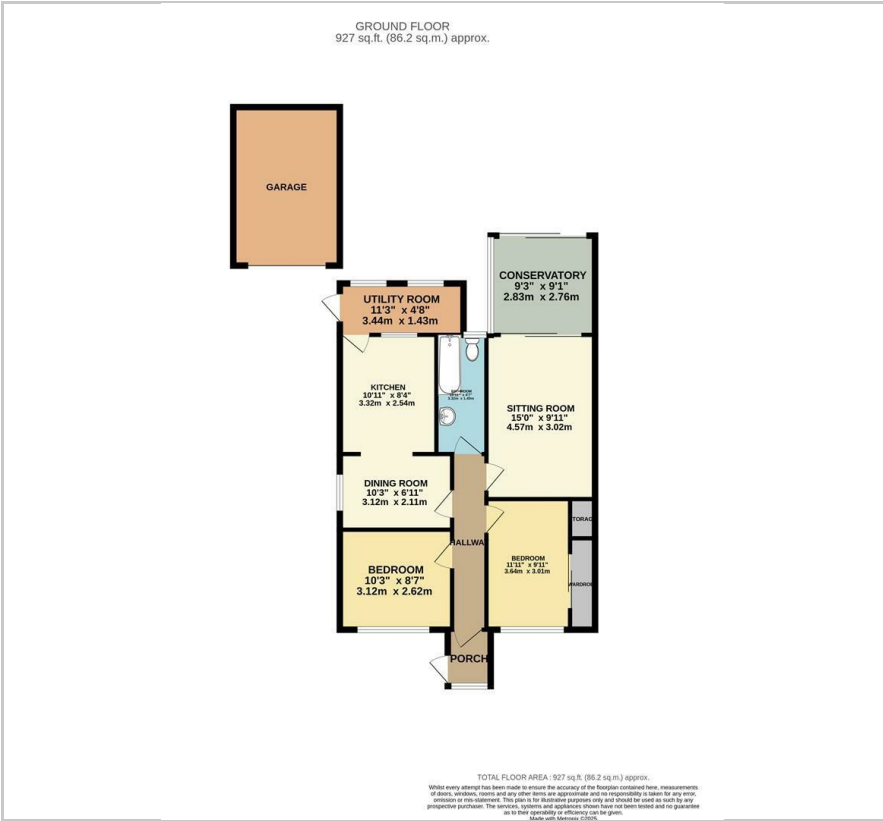
36 Cere Road

Sprowston, Norwich, NR7 8JU

Guide price £270,000



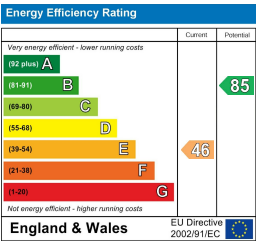
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Ben Allman Estate Agents Office on 01603 555577 if you wish to arrange a viewing appointment for this property or require further information.

- Guide Price £270,000 - £280,000
- Newly Upgraded Kitchen With Additional Dining Room
- Two Double Bedrooms
- Utility Room
- Low Maintenance Front And Rear Gardens
- Garage With Power And Large Driveway
- Newly Upgraded Bathroom
- Generous Sitting Room Leading To A Conservatory
- Upgraded Electric Heating
- EPC Rating - E

We are delighted to present this beautifully extended and fully renovated two-bedroom semi-detached bungalow, ideally located in the highly sought-after suburb of Sprowston. The property offers light and versatile accommodation throughout, including a welcoming entrance porch and hallway, two well-proportioned bedrooms, a spacious lounge, a separate dining room, a newly fitted modern kitchen, a contemporary bathroom, a useful utility room and a bright conservatory overlooking the rear garden.

Outside, a generous driveway provides ample off-road parking and leads to a single garage complete with power and lighting. The private, low-maintenance rear garden is attractively paved and fully enclosed. The front garden is well presented, mainly laid to shingle with mature shrub borders, adding to the property's kerb appeal.

Finished to an excellent standard throughout, this impressive home benefits from electric heating and stylish, modern décor, making it ready to move straight into. Situated in a popular residential area close to local amenities, public transport and easy access to Norwich city centre, this property represents an ideal opportunity for those seeking a turn-key property within easy reach of Norwich.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

2B Sprowston Road, Norwich, Norfolk, NR3 4QN
Tel: 01603 555577 Email: enquiries@baela.co.uk www.baela.co.uk