Aldreds
Estate Agents

52 Fremantle Road

Great Yarmouth NR30 4AT

Offers Over £250,000-£270,000

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GUIDE PRICE £260,000-£270,000 Aldreds are pleased to offer this modern detached bungalow in a sought after location to the north of the town centre with easy access to the sea front. The bungalow would benefit from some further cosmetic refurbishment and would make an ideal retirement home with accommodation comprising of an entrance hall, living room, conservatory, kitchen/breakfast room, two double bedrooms, en-suite shower room and family bathroom. Outside there are generous gardens with a westerly aspect to the rear, long driveway and garage. The property also benefits from double glazed windows, gas central heating and is offered chain free.

Entrance Hall

Part double glazed pvc entrance door, radiator, double width cloaks cupboard, access to the loft space, security alarm, doors leading off to:

Living Room

19'3" x 13'0" (5.89 x 3.98)

Television point, radiator, double glazed window to rear and double glazed French doors to:

Conservatory

11'1" x 9'6" (3.39 x 2.92)

Brick and pvc double glazed construction with pitched poly carbonate roof over, electric heater, power and lighting, double glazed French doors to rear.

Kitchen/Breakfast Room

14'5" x 10'0" (4.41 x 3.06)

Fitted with a range of oak fronted wall and matching base units with marble effect work tops over, built in electric oven with four ring gas hob with extractor hood over, space and plumbing for a washing machine, single drainer one and a half bowl sink unit with mixer taps, part tiled walls, double glazed window to front aspect, radiator, tv point, part double glazed pvc door to side entrance, cupboard housing the new gas boiler.

Bedroom 1

11'0" x 10'4" (3.37 x 3.16)

Plus door recess, radiator, double glazed window to rear aspect, door to:

En-Suite Shower Room

8'1" x 4'0" (2.48 x 1.22)

Tiled full width shower cubicle with mains fed shower fitting, pedestal wash basin, low level wc, part tiled walls, radiator, extractor fan, frosted double glazed window to side aspect.

Bedroom 2

10'2" x 8'9" (3.11 x 2.67)

Double glazed window to front aspect, radiator.

Family Bathroom

White suite comprising panelled bath with mains shower over, pedestal wash basin, low level wc, extractor fan, part tiled walls, frosted double glazed window to front aspect.

Outside

To the front of the property is a block pavior driveway and turning area that leads to the single brick and tiled roof garage with up and over door, power and lighting and personal door to the side. The rear garden is of a generous size, westerly facing and fully enclosed.

Tenure

Freehold

Services

Mains water, electric, gas and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'C'

Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Race Course * Heliport * Beach * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

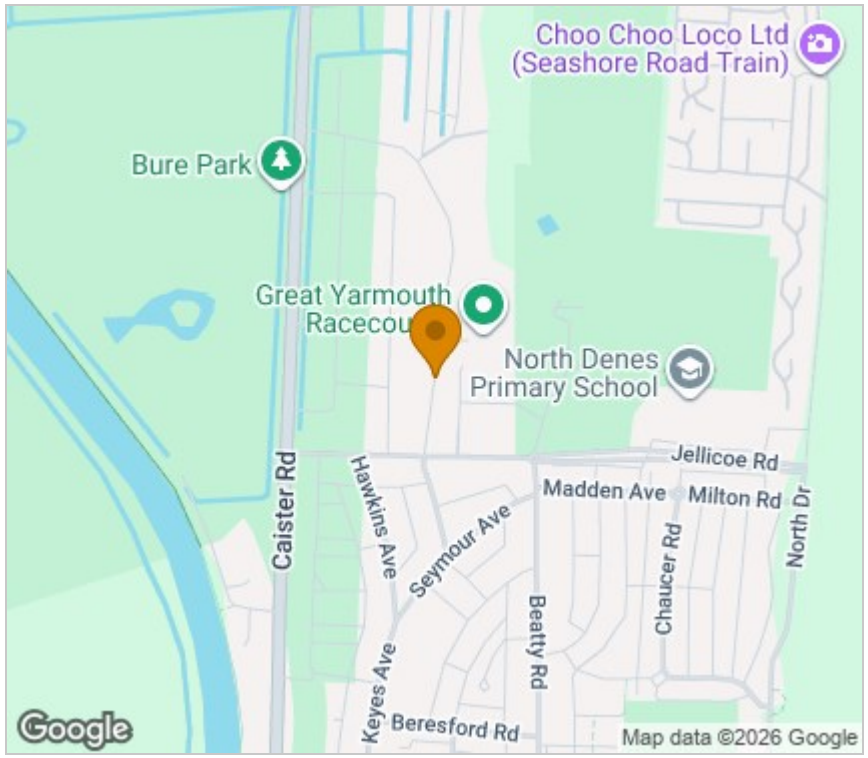
Directions

From the Yarmouth office head north along North Quay, continue over the roundabout, continue into Lawn Avenue, continue over the traffic lights into Caister Road, continue over the pedestrian crossing, at the next set of traffic lights turn right into Jellicoe Road, take the second turning left into Fremantle Road where the property can be found on the left hand side.

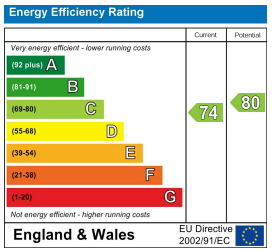
Ref: Y12586/12/25/CF

Floor Plan

Area Map



Energy Efficiency Graph



Viewing

Please contact our Aldreds Great Yamouth Office on 01493 844891
if you wish to arrange a viewing appointment for this property or require further information.

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