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148 Beccles Road
Gorleston, Great Yarmouth, NR31 8AE

Offers Over £220,000 Freehold
EPC Rating D

Bycroft Estate Agents are delighted to offer this extended two bedroom detached bungalow situated in this central location close to shops and amenities. The bungalow is offered **CHAIN FREE**. The accommodation comprises entrance porch, entrance hall, lounge, kitchen/breakfast room, bathroom, dining room/snug, two bedrooms, gas central heating and double glazed windows, front and rear gardens, driveway, large garage/workshop.

ENTRANCE PORCH

upvc door; entrance porch; frosted double glazed windows; door into:

ENTRANCE HALL

L-shaped entrance hall; access to roof space; radiator; side window.

LOUNGE

15' 11" x 13' 5" max (4.85m x 4.09m) windows to front and side aspect; radiator; fireplace with side extension; electric fire.

KITCHEN / BREAKFAST ROOM

11' 8" x 8' 11" (3.56m x 2.72m) worktop with a range of base cupboards and drawers under; space for upright fridge/freezer; space and plumbing for washing machine; one and a half bowl stainless steel sink with mixer tap; further L-shaped worktop/breakfast bar with a range of base cupboards; built in Hotpoint oven; four ring gas hob; range of wall units including end shelf display units; concealed light and extractor; Worcester gas boiler; radiator; side window and door.

BEDROOM 1

12' 4" x 11' 9" (3.76m x 3.58m) window to rear aspect; radiator.

SNUG / DINING ROOM

8' 11" x 8' 11" (2.72m x 2.72m) side window; radiator; door into:

BEDROOM 2

8' 10" x 9' 0" (2.69m x 2.74m) window to rear aspect; radiator.

BATHROOM

wc; pedestal wash hand basin; bath; mains shower; fully tiled walls; radiator; frosted double glazed side window.

OUTSIDE

To the front of the property are double gates providing access to the driveway and low maintenance front garden with shingle, various shrubs and plants, low brick walling, pathway to front door, double gates to further driveway with access round to the rear. To the rear of the property is an enclosed rear garden with lawn, shingled pathway, paved patio areas, shrubs, plants and outside lighting. Large Garage/Workshop.

GARAGE/WORKSHOP

16' 5" x 14' 11" max (5m x 4.55m) side window; light and power; work bench.

COUNCIL TAX

This property is currently listed as Band C.

VIEWINGS

Strictly by appointment with the selling agents BYCROFT ESTATE AGENTS. Tel. 01 493 664000.

