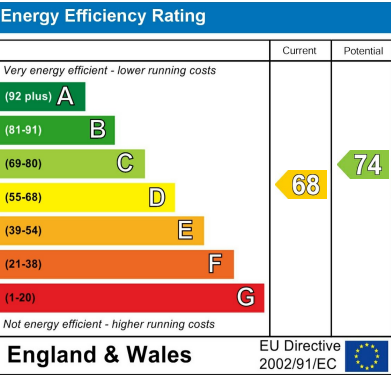


DIRECTIONS

SATNAV: PE31 6NZ



NOTES FOR PURCHASERS:

MEASUREMENTS: All measurements quoted are approximate.

DRAWINGS/ SKETCHES/ PLANS: This representation is provided for general guidance and is not to scale.

VIEWING: If travelling some distance to view this property, and there are any points which you wish to discuss prior to your journey please contact our office and we will be pleased to help. We always endeavor to make our sales details as accurate and reliable as possible.

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All measurements are approximate and are for general guidance only. The property is sold subject to its existing condition, fixtures, fittings, and furnishings. Prospective purchasers are advised to conduct their own surveys and checks to satisfy themselves as to the condition and suitability of the property.

This brochure is not intended to be an offer or solicitation for the sale of the property but rather an invitation to treat. The property is being sold by our client, and Norfolk Property Agents are acting as agents for the seller.

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The information contained in these particulars is based on details provided by the executors or other third-party sources. While we believe this information to be accurate, we cannot guarantee its accuracy or completeness.

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21 Hill Road Ingoldisthorpe King's Lynn PE31 6NZ

TWO BEDROOM MID-TERRACE HOUSE WITH GARAGE

King's Lynn

£200,000 Freehold

01553 692828
sales@brittons.net





17'10 x 11'07 (5.44m x 3.53m)

11'07 x 9'08 (3.53m x 2.95m)

11'08 x 9'11 (3.56m x 3.02m)

9'07 x 8'06 (excluding fitted wardrobes) (2.92m x 2.59m (excluding fitted wardrobes))

6'05 x 5'05 (1.96m x 1.65m)

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MONEY LAUNDERING: In accordance with The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, all buyers will be required to undergo identification checks via our compliance partner; Hipla. A fee of £30 per client applies.

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NO UPWARD CHAIN Nestled in the charming village of Ingoldisthorpe, this delightful two-bedroom mid-terrace house on Hill Road offers a perfect blend of comfort and convenience. The property is ideally situated, facing a picturesque small duck pond, which adds a touch of tranquillity to your daily life.

Upon entering, you will find a welcoming reception room that provides a warm and inviting space for relaxation or entertaining guests. The two well-proportioned bedrooms are perfect for a small family or for those seeking a peaceful retreat. The bathroom is conveniently located, ensuring ease of access for all residents.

One of the standout features of this property is the shared driveway leading to a garage, providing valuable off-road parking for one vehicle. This is a rare find in such a sought-after location, where parking can often be a challenge.

The absence of any upward chain means that you can move in without delay, making this home an excellent choice for first-time buyers or those looking to downsize.

GROUND FLOOR

1ST FLOOR





