



**Coastline Village, Walcott, Norwich, NR12 0NE**

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## **Coastline Village, Walcott, Norwich**

This two bedroom semi-detached bungalow with off-road parking is situated in the popular coastal village of Walcott and make an ideal retirement bungalow, second home or holiday let!



## Description

Situated on a popular residential estate in the coastal village of Walcott, within walking distance of the beach, shops and village amenities, this semi-detached bungalow is ideal for someone desiring one level living by the sea! The property offers accommodation comprising lounge/diner, kitchen, two good sized bedrooms, conservatory and shower room. Externally, the property benefits from a low maintenance garden, garden shed and off road parking.

Walcott is a small village and civil parish on the North Norfolk coast in England between Mundesley and Happisburgh. The name is formed from the Anglian word 'walh' and the Anglo-Saxon 'cot' meaning 'cottage, hut, shelter or den'.

## Entrance Porch

Door leading to porch and carpeted flooring.

## Lounge

16' 5" x 10' 5" (5.00m x 3.17m)

Fireplace with tiled hearth and wood burner, upvc double glazed window to the front, upvc double glazed sliding doors to the conservatory and carpeted flooring.

## Kitchen

9' x 6' 4" (2.74m x 1.93m)

Fitted with a range of base and wall mounted units with work surfaces over, stainless steel one and a half sink drainer, plumbing for washing machine, integrated oven and electric hob with extractor fan, space for undercounter fridge freezer, upvc double glazed window to the rear aspect, space for tumble dryer, wood effect tiled flooring.

## Conservatory

16' 2" Max x 10' 1" (4.93m Max x 3.07m)

Brick base with upvc windows and double doors, polycarbonate flat roof and laminate flooring.

## Bedroom One

10' x 9' 1" (3.05m x 2.77m)

Built in wardrobe/cupboard, upvc double glazed window to the front aspect and carpeted flooring

## Bedroom Two

10' 1" x 6' 6" (3.07m x 1.98m)

Upvc double glazed window to the rear aspect and carpeted flooring.

## Bathroom

Suite comprising large shower tray with electric shower over, ceramic wash hand basin with vanity unit and WC, electric wall heater, tiled floor and walls.

## Exterior

Wrap around garden fully enclosed with picket fencing, shingle areas with concrete stepping stones, large BBQ area with shelter over, solar lights, greenhouse and shrubs. Timber framed shed 20'0 x 8'0 and a small timber garden shed.



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## Coastline Village, Walcott, Norwich

- Two Good Sized Bedrooms
- Low Maintenance Garden
- Modern Kitchen
- Conservatory
- Walking Distance to Beach

Tenure: Freehold EPC Rating: E

Council Tax Band: A

# £170,000



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Property Ref:  
NWS108557 - 0002



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