

Aldreds
Estate Agents



68 Berry Close

Belton, Great Yarmouth, NR31 9NU

Offers In Excess Of £190,000



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Newly renovated, spacious, two bedroom ex local authority mid terrace sitting in the popular village of Belton. The property has been recently refurbished including new kitchen, new bathroom & wc, new flooring, new windows and exterior doors, new interior doors and newly redcorated. On the ground floor there is an entrance hall, lounge and a kitchen/diner. The first floor offers two bedrooms, bathroom and WC off landing. Gas central heating and double glazing. Gardens. Driveway. No chain

Entrance Hall

Door to front, stairs to landing, radiator

Lounge

13'5" x 11'5" (4.1 x 3.48)

Double glazed window to front aspect, radiator

Kitchen/Diner

17'5" x 9'4" (5.32 x 2.87)

Door to rear, two double glazed window to rear aspect, base units with worktops, electric hob, electric oven, sink with mixer tap, plumbing for washing machine, radiator

Landing

Wall mounted gas boiler in storage cupboard

Bedroom 1

17'8" x 9'6" (5.4 x 2.91)

Two double glazed windows to front aspect, radiator, three storage cupboards

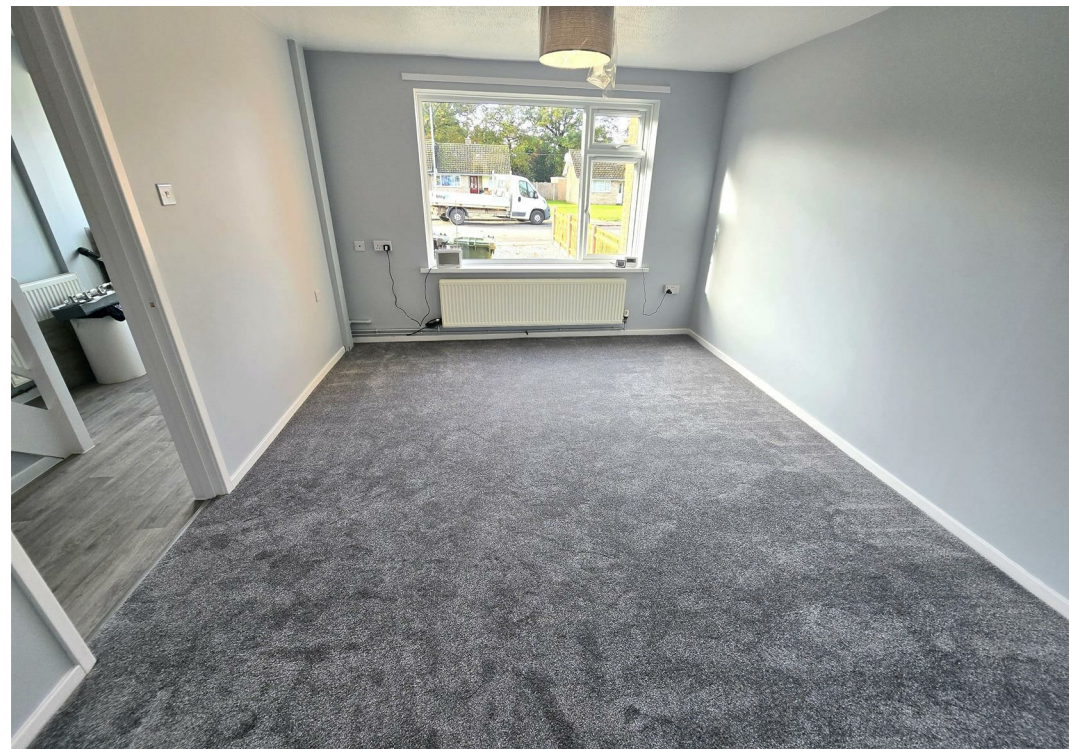
Bedroom 2

13'9" x 9'3" (4.21 x 2.84)

Double glazed window to rear aspect, radiator

Bathroom

Panel bath with electric shower over, hand basin, opaque double glazed window to rear aspect, heated towel rail





WC

Low level WC, opaque double glazed window to rear aspect

Outside

To the front of the property there is a shingle driveway. Concrete and paved rear garden with timber and brick sheds.

Tenure

Freehold

Services

Mains water, electricity, gas, drainage

Location

Belton is situated 3 miles west of Gorleston and 5 miles from Great Yarmouth * There are a selection of local shops * Primary and Middle schools * The River Waveney runs through the adjoining village of Burgh Castle with its historic Roman site and Marina * There are regular bus services to Great Yarmouth.

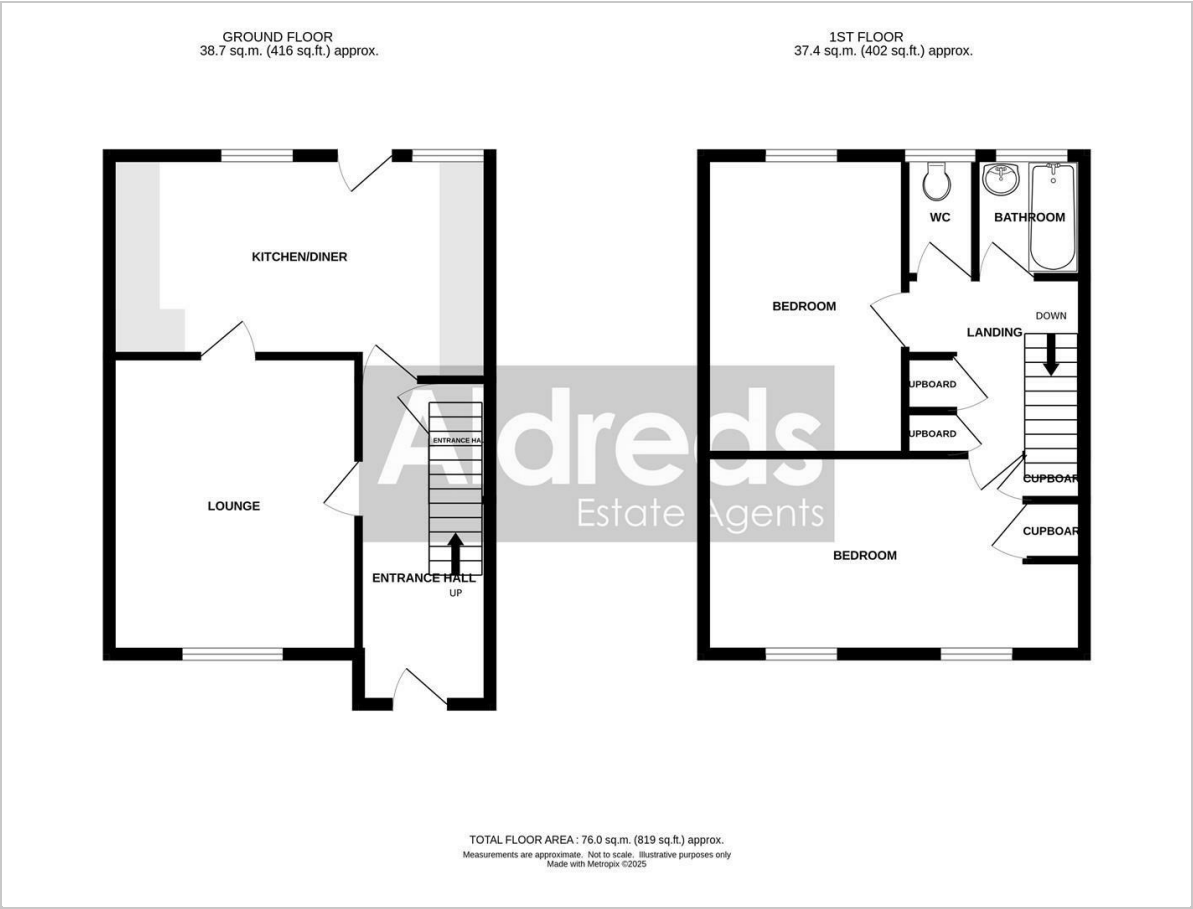
Directions

Leave Gorleston on the A143 Beccles Road, continue through Bradwell, turn right off the dual carriageway into New Road, continue into Belton, continue over the mini roundabout taking the second turning on the right into Waveney Drive, continue in to St Johns Road, turn left into Berry Close where the property can be found on the left hand side.

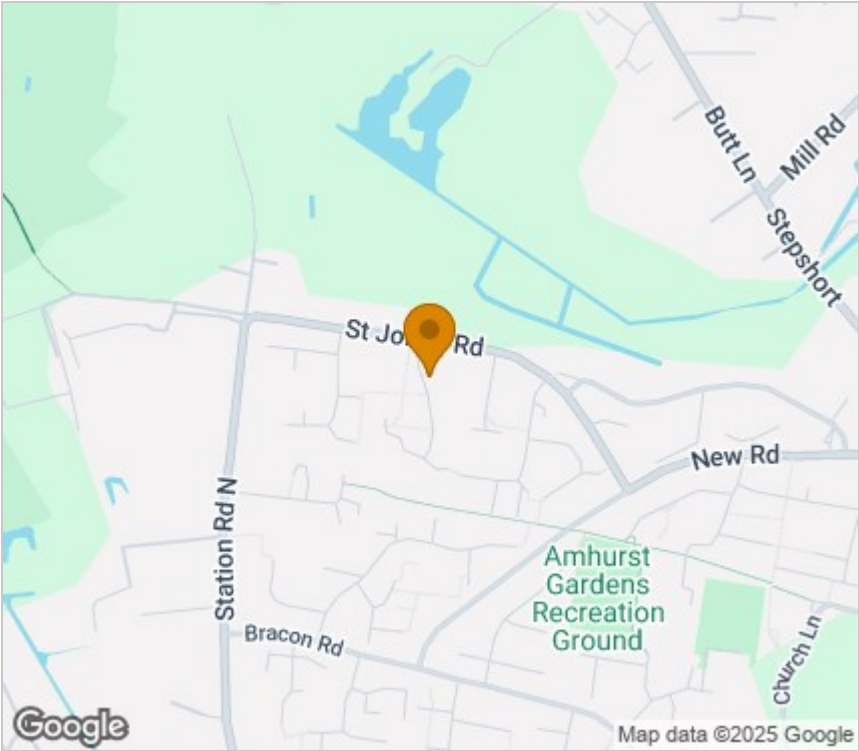
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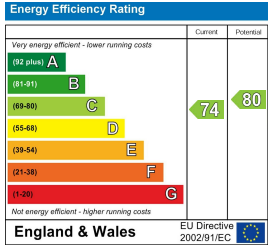
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Aldreds Gorleston Office on 01493 664600 if you wish to arrange a viewing appointment for this property or require further information.

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