



Simpson Close, North Walsham NR28 0HZ

welcome to

Simpson Close, North Walsham

FOR SALE BY PRIVATE TREATY This two double bedroom detached bungalow with garage, driveway parking & 2 reception rooms is situated in a popular cul-de-sac location within walking distance of North Walsham town centre and amenities and is being offered with no onward chain!



Situated within short walking distance of North Walsham market place, doctor's surgery and public transport links, this detached bungalow would make an ideal home for someone retiring or downsizing and desiring one level living. The property offers accommodation comprising entrance porch, entrance hall, kitchen, lounge, dining room, two double bedrooms and shower room. Externally the property boasts a single garage with electric up and over door, lighting and power, driveway parking for two vehicles, front and rear gardens that are low maintenance and have been lovingly maintained, Furthermore, the property is being sold with NO ONWARD CHAIN!

Entrance Porch

Double glazed door and windows to the side aspect, integral door into the garage and vinyl flooring.

Entrance Hall

Door to the side aspect, storage cupboard, airing cupboard housing hot water tank, radiator and carpeted flooring.

Kitchen

11' 9" x 8' 9" (3.58m x 2.67m)

Fitted kitchen with a range of wall and base units with work surfaces over, electric oven and hob, plumbing for washing machine, stainless steel sink drainer, breakfast bar, pantry cupboard, gas central heating boiler, vinyl flooring, tiled splashback and a double glazed window to the front aspect.

Lounge

11' 9" x 15' 5" (3.58m x 4.70m)

Double glazed window to the front and side aspect, gas fire, two radiators and carpeted flooring.

Dining Room

10' 2" x 8' 7" (3.10m x 2.62m)

Double glazed window to the side aspect, radiator and carpeted flooring.

Bedroom One

14' 2" x 8' 9" (4.32m x 2.67m)

Double glazed sliding door into the rear garden, fitted wardrobe, radiator and carpeted flooring.

Bedroom Two

11' 9" x 10' 9" (3.58m x 3.28m)

Double glazed window to the rear aspect, fitted wardrobe, radiator and carpeted flooring.

Shower Room

Suite comprising shower cubicle, WC, wash hand basin with vanity unit, vinyl flooring, tiled walls, radiator and a double glazed window to the side aspect.

Exterior

The rear garden is fully enclosed and low maintenance offering plenty of space for shrubs, bushes and trees, there is access to the front via a side gate and both patio and shingle areas. The front of the property boasts driveway parking for two/three vehicles and access to a single garage with electric up and over door, lighting, power and personnel doors into rear garden and entrance porch. The front garden has been well maintained and has some established flower beds with shrubs and trees.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Simpson Close, North Walsham

- *FOR SALE BY PRIVATE TREATY*
- No Onward Chain
- Detached Bungalow
- Garage & Driveway Parking
- Within Walking Distance to Town Centre, Shops & Amenities
- Modern Shower Room
- Two Bedrooms
- Two Reception Rooms

Tenure: Freehold EPC Rating: D
Council Tax Band: D

£250,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NWM109591 - 0015

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