



Lawsons
ESTATE AGENTS

14 Stuart Drive, Thetford
Guide Price £250,000 – £260,000

14 Stuart Drive

Thetford, IP24 3GA

GUIDE PRICE £250,000 - £260,000. We are thrilled to present this exceptional four-bedroom terraced townhouse, perfectly situated within a highly sought-after development that offers both convenience and style. This impressive home has been thoughtfully designed and maintained, featuring a contemporary kitchen equipped with modern appliances (ideal for family living or entertaining guests) and a spacious, light-filled lounge area. The property boasts a family bathroom and an en-suite to the principal bedroom, ensuring privacy and comfort for all residents. A practical downstairs cloakroom adds further convenience, while the versatile layout provides ample space for growing families or those seeking flexible home working options. With the added benefit of a garage and allocated parking, this home delivers both practicality and peace of mind.

Council Tax band: B

Tenure: Freehold

Hallway

12' 11" x 3' 10" (3.94m x 1.16m)

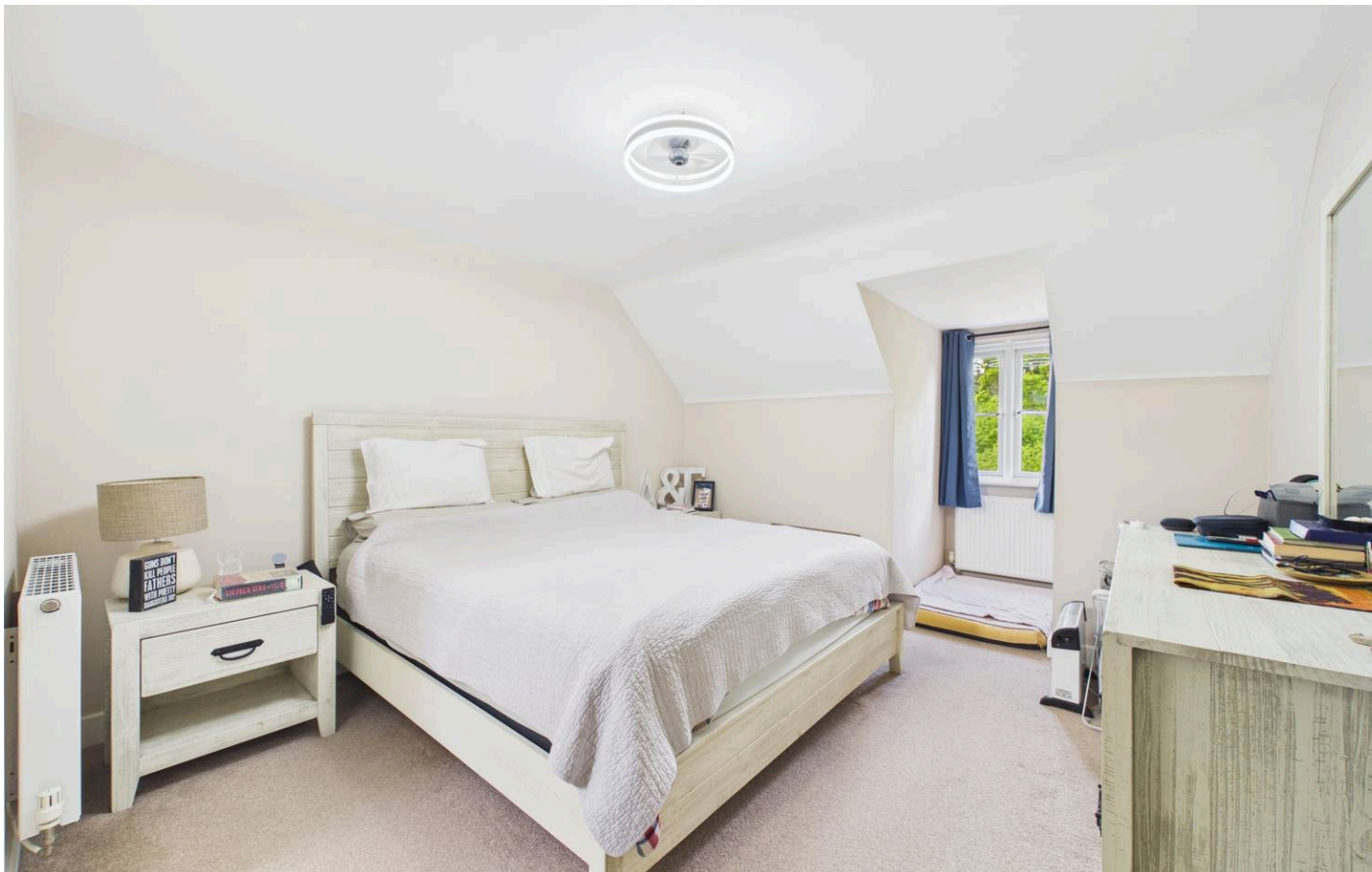
Doors to downstairs cloakroom, lounge, and kitchen, radiator, vinyl flooring, and stairs to first floor landing.

Downstairs WC

6' 3" x 3' 3" (1.90m x 1.00m)

Window to front, low level WC, wash basin, radiator, and vinyl flooring.





Lounge

14' 1" x 15' 1" (4.30m x 4.61m)

vinyl flooring, two radiators, door to under stair storage cupboard, and French doors to the rear garden.

Kitchen

13' 0" x 7' 11" (3.95m x 2.41m)

Window to front, wall and base units with worktop over, inset 1½ bowl sink unit with mixer tap over, tiled splashbacks, and vinyl flooring. Built-in double oven, gas hob with cooker hood over, space for dishwasher, washing machine, tumble dryer and fridge freezer, with wall mounted gas boiler located within the wall cupboard.

First Floor Landing

10' 10" x 3' 1" (3.29m x 0.93m)

Doors to bedrooms 2, 3, 4/study and bathroom, radiator, carpet flooring, and stairs to second floor landing.

Bedroom 2

8' 9" x 15' 1" (2.67m x 4.59m)

Window to rear, radiator, and carpet flooring.

Bedroom 3

11' 0" x 8' 4" (3.36m x 2.55m)

Window to front, radiator, and carpet flooring.

Bedroom 4 / Study

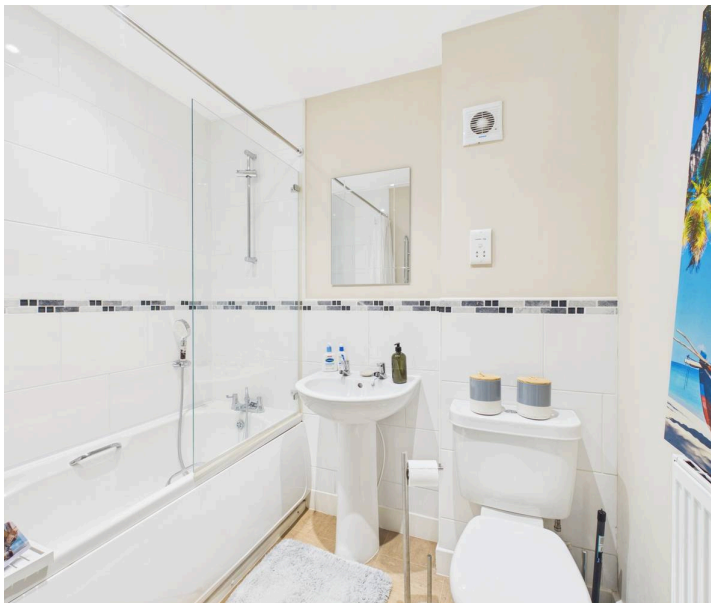
5' 9" x 6' 7" (1.75m x 2.00m)

Window to front, radiator, and carpet flooring.

Bathroom

7' 1" x 5' 8" (2.17m x 1.73m)

Bath with mixer tap and shower attachment over, glass shower screen, low level WC, wash basin, part wall tiling, vinyl flooring, radiator, extractor fan, shaving point and door to airing cupboard housing the hot water cylinder.



Second Floor Landing

4' 1" x 3' 3" (1.24m x 0.99m)

Doors to bedroom 1 and storage cupboard, radiator, and carpet flooring.

Bedroom 1

12' 0" x 11' 8" (3.67m x 3.55m)

Window to front, two radiators, carpet flooring, built-in double wardrobe, loft hatch and door to en-suite.

En-Suite

4' 10" x 7' 0" (1.47m x 2.13m)

Velux window to rear, large double shower cubicle, low level WC, wash basin, part wall tiling, radiator, vinyl flooring, extractor fan and shaving point.

Front Garden

The front garden features stone and woodchip beds with low-level hedging, offering stunning forest views and a pathway leading to the front door.

Rear Garden

The beautifully landscaped rear garden features a decked seating area with sleeper edging, an artificial lawn, and raised sleeper flower beds. It is secured by fence panels with concrete posts and includes a rear access gate.

Allocated parking

The property has one parking space located to the rear of the property, next to the single garage.

Garage

Up and over door to front, power and lights connected with single door to the side driveway.

Agents Note

This property falls under a band B for the local council tax and costs approximately £1,955.87 per annum for 2026/27.



Anti-Money Laundering Regulations

Fees apply, please visit our website for full terms and conditions.

Viewing

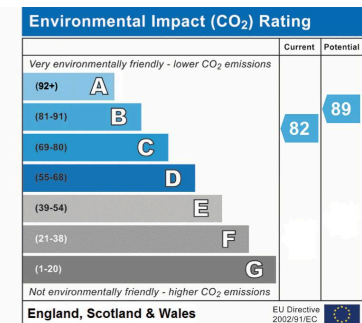
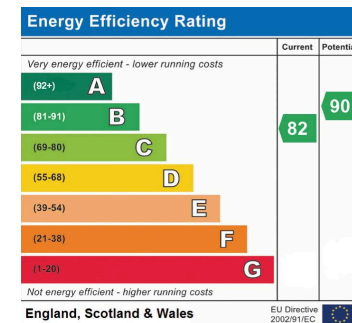
Strictly by an appointment via Lawson's Estate Agents 01842 755422.

Financial Advice

Lawson's Estate Agents can offer an independent mortgage and insurance service free of charge and without obligation. Please call 01842 755422 to make an appointment.

Disclaimer

No appliances have been tested and these details and measurements are produced as a guide only and do not constitute any form of contract or warranty. Please make your own investigations and survey as to the condition of any items mentioned. Photographs may illustrate certain items that are not included in the sale.



Lawson's Estate Agents

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