Holly Blue Road | Wymondham | NR18 0XJ

Guide Price £350,000 - £375,000

twgaze

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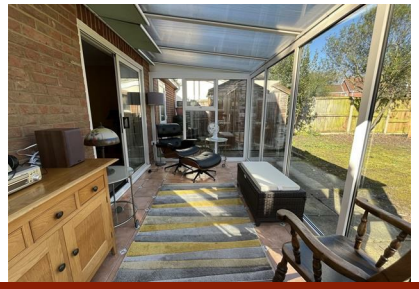
- Guide Price £350,000 - £375,000
- Offered with no chain
- Recently re fitted shower room
- Conservatory
- Private rear garden
- Three bedroom detached bungalow
- New modern style kitchen
- Large lounge/diner
- Garage with electric door

The Location

Located on a popular development within close proximity to Wymondham Town centre . With the train station within walking distance, and regular bus service residents can enjoy direct links to Norwich, Cambridge, and London King's Cross and Liverpool street. Wymondham itself is renowned for its historic Abbey and boasts excellent local amenities, including a Waitrose supermarket, boutique shops, cafes, and a variety of traditional pubs and restaurants. The nearby Cathedral City of Norwich, just 8 miles away, offers a wider range of facilities, including sought-after schools, a wide selection of shops, restaurants, and essential services.



The Property
An excellent opportunity to acquire this beautifully refurbished detached bungalow, offered with no onward chain. Finished to a high standard throughout, the property is ideal for those seeking stylish and practical single-storey living. The accommodation comprises a welcoming entrance hall, cloakroom, a well-proportioned principal bedroom with fitted wardrobes, and two further versatile bedrooms (one with fitted wardrobes) suitable for guests, a home office or additional living space. A modern shower room has been recently updated, featuring a contemporary suite and walk-in double shower. At the heart of the home is a newly fitted kitchen, thoughtfully designed with a range of integrated appliances including a double oven, hob and extractor, offering both style and functionality. The spacious lounge/dining room provides an ideal area for relaxing or entertaining, with patio doors opening into a bright conservatory overlooking the garden. Overall, this is a well-presented, move-in ready home combining modern finishes with comfortable living.

The Outside
Externally, the property is set back from the road, approached via a driveway providing ample off-road parking and access to a garage with an electric door. The rear garden is a well-proportioned and enclosed space, thoughtfully arranged with a patio area ideal for outdoor dining and entertaining, together with a personal door to the garage and a useful storage shed.

Freehold

Services
Mains electricity, main gas, mains water and drainage

How to get there
bulbs.subject,twigs

Viewing
Strictly by appointment

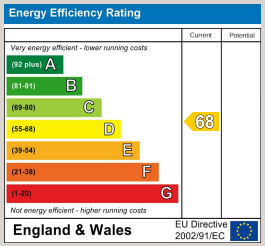
Council Tax band D - South Norfolk

Anti-Money Laundering, Terrorist Financing and Transfer of funds Regulations 2017. In line with the regulations, TW Gaze are legally required to carry out AML due diligence checks on all proposed legal purchasers involved in the transaction. A charge of £25.00 + VAT (£30.00 Inc VAT) processing fee is applicable for each purchaser once an acceptable offer is agreed.

Floor Plan

Approx. 106.4 sq. metres (1145.6 sq. feet)

Total area: approx. 106.4 sq. metres (1145.6 sq. feet)



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