



**Cross Street, Holt NR25 6HZ**

**welcome to**

**Cross Street, Holt**

A well presented Grade II listed 3 bedroom town centre property offered to the market with NO ONWARD CHAIN. Courtyard garden & garage.



**Entrance Door To;  
Entrance Hall**

Staircase, radiator, door to cupboard, door to cellar.

**Sitting Room**

28' 9" x 11' 9" max + recess ( 8.76m x 3.58m max + recess )  
2 sash windows to side, 3 radiators, decorative  
fireplace, double doors to courtyard.

**Kitchen**

12' 4" x 12' ( 3.76m x 3.66m )

Sash window to front and side, pamment tiled floor,  
built in cupboard, stainless steel sink with drainer,  
slot for cooker with hood, recess for washing  
machine and serving hatch.

**Cellar**

14' 10" incl stairs x 6' 9" ( 4.52m incl stairs x 2.06m )

**Landing**

Small sash window to the side, cupboard housing  
boiler and water tank.

**Bedroom One**

12' 3" max x 15' 5" max ( 3.73m max x 4.70m max )

Decorative fireplace, built in wardrobe and sash  
windows to the front and side.

**En Suite**

Suite comprising of shower, wash hand basin, WC,  
heated towel rail, tiled floor and sash window to the  
front.

**Bedroom Two**

12' 6" max x 10' 6" ( 3.81m max x 3.20m )

Decorative fireplace, built in wardrobe, radiator and  
sash windows to the side.

**Bedroom Three**

12' 4" x 9' ( 3.76m x 2.74m )

Radiator and sash windows to the front.

**Bathroom**

Suite comprising of panelled bath with shower  
above, wash hand basin, WC, radiator, tiled floor and  
window to the rear.

**Outside**

Pavd courtyard, garage, old flint boundary wall.

**Agents Note**

The vendor has made us aware that the property lies  
within a conservation area and is a Grade II Listed  
building. Please call us for more information.



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welcome to

## Cross Street, Holt

- Guide price: £425,000 - £450,000
- Large drawing room
- Three double bedrooms
- Town centre location
- Courtyard & garage

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

guide price

**£425,000 - £450,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
HOL106688 - 0012

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