



Byfords Way, Watton Thetford IP25 6TB

welcome to

Byfords Way, Watton Thetford

>>Detached Garage! A beautifully presented three-bedroom mid-terraced town house set over three floors, featuring two en-suite bedrooms, a modern kitchen/diner, spacious lounge, family bathroom, enclosed rear garden, garage and off-road parking. Early viewing is highly recommended.



Entrance Hall

Vinyl Flooring, Radiator, Under stairs cupboard, stairs to first floor

Cloakroom WC

Vinyl Flooring, Low Level W.C, Radiator, Pedestal Hand Wash Basin, Extractor Fan

Lounge

Carpet Flooring, Double glazed window to front aspect, fitted blinds and two radiators

Kitchen/Diner

Vinyl Flooring, Complimentary Rolled Edge Work Surfaces, Range of Wall mounted and Low-level units, Integrated Fridge/Freezer, Dishwasher, Washing Machine, Oven and Gas hob. Extractor hood, 1.5 sink drainer, Double glazed French doors to rear aspect and Double glazed window. Radiator. Water Softener fitted as well.

First Floor Landing

Carpet Flooring, Airing cupboard with water cylinder, Radiator, stairs to second floor.

Bedroom 2

Carpet Flooring, built in double wardrobe, Two double glazed window to front aspect, door to en-suite, Radiator

Bedroom 2 En-Suite

Vinyl Flooring, Low Level W.C, Pedestal Hand wash basin, Shower cubicle, extractor fan

Bedroom 3

Carpet Flooring, Double glazed to rear, Fitted blinds and Radiator

Family Bathroom

Vinyl Flooring, Pan Bath with handheld shower, Low level WC, Pedestal hand wash basin, Frosted Double glazed window to rear aspect, Fitted blinds, Extractor fan

Second Floor Landing

Carpet Flooring, door to bedroom one

Bedroom 1

Carpet Flooring, Built in walk in wardrobe, Double Glazed window to front aspect, Velux window to rear. Fitted Blinds, Two Radiators

Bedroom 1 En-Suite

Vinyl Flooring, Double Shower cubicle, Low Level W.C, Pedestal Hand wash basin. Radiator, Extractor Fan.

Outside

To the front of the property there is a pathway leading to the front door, there is a small area shingled with a boarded hedge. There is an open area of grass to the front of the property with some mature shrubbery setting it back from the road.

To the rear of the property, it benefits from fully enclosed rear garden with a patio area and is mostly laid to lawn, A patio pathway leads both to a personnel door to the garage and the rear gate which leads to the off-road shingle driveway for the property accommodating two cars. The Garage has an up and over door and also has power and lighting.



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welcome to

Byfords Way, Watton Thetford

- Three-bedroom mid-terraced town house arranged over three floors
- Beautifully presented throughout
- Spacious lounge ideal for modern family living
- Modern fitted kitchen with ample storage and worktop space
- Principal bedroom with en-suite shower room

Tenure: Freehold EPC Rating: C

Council Tax Band: C



Total floor area 119.6 m² (1,287 sq.ft.) approx.
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 alterations 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 measurements. Powered by www.propertylist.co.uk



offers in the region of

£277,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WAT109104 - 0004

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