



Ardmoor, Chequers Street, East Ruston, Norwich, NR12 9JT

welcome to

Ardmoor, Chequers Street, East Ruston, Norwich

A well-presented 3-bedroom detached bungalow with a large, scenic rear garden, situated in the quiet village of East Ruston. This property is perfect for those with energetic dogs and children, or large families who enjoy spending family time together outdoors.



Description

Located in the quiet village of East Ruston, this 3-bedroom detached property sits on a large plot and includes a vast rear garden. The main property is nicely presented and is ready to move into. The rooms are spacious, and the layout flows effortlessly throughout the property. The bedrooms are all big enough to accommodate super-king size beds, with room to spare. The modern, open-plan kitchen and dining room are perfect for those who enjoy cooking. The living room is large and includes a toasty log burner for added warmth. The front elevation has space for multiple vehicles. The rear garden is simply stunning, large and backs onto protected marshland. There are multiple garden rooms, including a BBQ hut - a real family enjoyment area.

Entrance Porch

Entering through a uPVC double glazed door with frosted window, tiled flooring and ceiling light. uPVC double glazed double doors leading through to

Hall Way

with carpeted flooring, radiator, ceiling light and storage cupboard. Doors leading off to

Kitchen / Dining Room

A spacious room with tiled flooring and uPVC double glazed window to the front aspect. There is a range of modern, gloss base and wall units with granite worktop. Integral Neff double ovens, space for American style fridge freezer, plumbing for dish washer and washing machine. Stainless steel sink basin with granite drainer. Kitchen island with matching gloss storage cupboards and granite worktop with integral electric hob and built in extractor hood above. uPVC sliding double glazed door to side aspect leading to garden. Radiator and ceiling lights. Small loft hatch.

Lounge

with carpeted flooring, x2 radiators and double aspect uPVC double glazed windows to side and rear aspect. Fireplace with stone tile hearth and wood burner. Wall lights and ceiling lights.

Bedroom 1

Carpeted flooring, uPVC double glazed sliding door to rear aspect. Small double glazed window to side aspect. Radiator, loft hatch and ceiling light/fan. door to

En-Suite

Wet room style with composite flooring and shower drain. Tile panelled walls surrounding. Ceiling lights, large shower head, W/C and ceramic basin with mirrored vanity unit above. Towel rail and underfloor heating.

Bedroom 2

carpeted flooring, radiator and ceiling light. uPVC double glazed window to front aspect.

Bedroom 3

Carpeted flooring, uPVC double glazed full length window to the rear aspect. Storage cupboard.

Bathroom

With tiled flooring and walls. uPVC double glazed frosted window to side aspect. W/C, ceramic basin with vanity cupboards below and above for storage. Shower tray with glass panel and shower head. Towel radiator, shavers point and extractor fan.

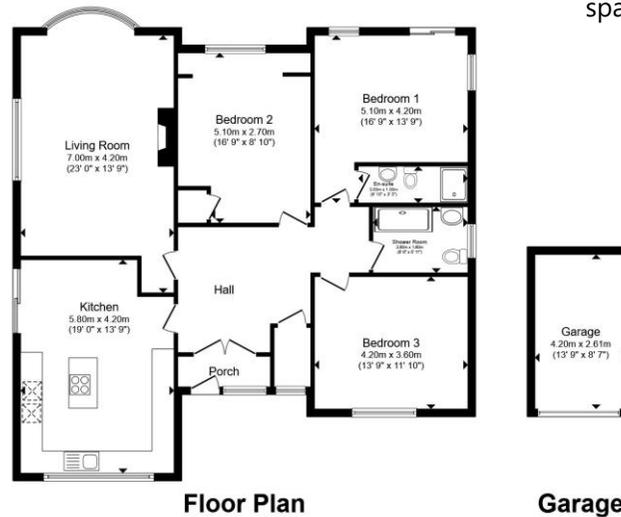
Exterior

To the front, this double fronted bungalow has an expansive shingle driveway with ample parking. Side access to the rear garden.

To the rear of the property is a large garden which is mainly laid to lawn with a large patio area and hard standings for a number of timbers built sheds and outbuildings. A brick built detached garage with a personal door to the side and up and over door to the front. The garden is enclosed with fence panels and hedging.

Outbuildings

There are multiple timber built outbuildings around the rear garden, they are used for a variety of purposes. One of the sheds closest to the patio has been built and used as a grill cabin with built in barbeque in the centre and seating surrounding. The others are used as storage or workshop space. The garage is a large area which is split into storage space and workshop.



Total floor area 139.2 m² (1,498 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 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.propertybox.io



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welcome to

Ardmoor, Chequers Street, East Ruston, Norwich

- Guide Price £425,000-£450,000
- 3 Bedroom Detached Bungalow
- Large Garden
- Garage and Ample Parking
- Range of Timber Framed Outbuildings
- Kitchen/Diner
- Modernised Throughout

Tenure: Freehold EPC Rating: D

Council Tax Band: D

guide price

£425,000 - £450,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NWS108633 - 0002

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