



**Fisher Way, Thetford, IP24 2LD**

**welcome to**

**Fisher Way, Thetford**

EXTENDED FAMILY HOME IN SOUGHT-AFTER THETFORD - Three bedrooms, modern kitchen, front-to-back lounge/diner, contemporary shower room, plus garage, summerhouse and ample parking. Excellent access to schools, shops and mainline train links!



## Summary

Found in the popular market town of Thetford, in a desirable and family friendly area within easy walking distance of a range of primary and secondary schools, supermarkets, shops, eateries and main train links to Cambridge and Norwich, this property is ideally positioned for convenient, modern living. It's easy to see why this location is so highly sought after.

Having been extended and well cared for by the current owners, the home offers well-proportioned and versatile accommodation suitable for families of all ages. A welcoming entrance porch and hallway, with an adjoining downstairs cloakroom, lead into a front-to-back lounge/dining room, providing an excellent central hub for cosy evenings or larger family gatherings. A well equipped and modern kitchen completes the ground floor.

Upstairs, there are three good sized bedrooms and a contemporary shower room, offering a comfortable and practical layout.

Outside, the rear garden has been just as well maintained and includes a summerhouse, a garage, and ample off road parking, giving this home excellent levels of practicality and flexibility.

Overall, this is a well presented property in a highly desirable spot - early viewing is strongly advised.

## The Accommodation

Entrance door to:

### Entrance Porch

With door to front and door to:

### Entrance Hall

With stairs to the first floor landing, window to front and radiator.

### Downstairs Cloakroom

With low level W.C, window to side and radiator.

### Living Room

24' 3" max. x 11' 3" max. ( 7.39m max. x 3.43m max. )

With TV point, window to front and radiator.

### Dining Room

10' 7" x 8' 8" ( 3.23m x 2.64m )

With sliding doors leading out to the rear garden and radiator.

### Kitchen

10' 10" x 8' ( 3.30m x 2.44m )

With a range of fitted kitchen units at wall and base level with work surface over, inset sink unit with tap and drainer over, space and plumbing for washing machine, space for fridge/freezer, electric oven, gas hob, central heating boiler, window to rear and radiator.

## First Floor Landing

### Bedroom One

11' 2" x 10' 1" ( 3.40m x 3.07m )

With window to rear and radiator.

### Bedroom Two

12' 11" x 10' 1" ( 3.94m x 3.07m )

With window to front and radiator.

### Bedroom Three

9' 2" x 7' 5" ( 2.79m x 2.26m )

With window to front and radiator.

## Bathroom

Being fully tiled, with low level W.C, wash hand basin with mixer tap over, shower cubicle with shower attachment over, dual aspect windows to the rear and side and heated towel rail.

## Outside

### Front Garden

To the front of the property, there is a garden which is mainly laid to lawn with a driveway, providing both ample space for off road parking and access to:

### Garage

### Rear Garden

To the rear of the property, there is a further garden which is also largely laid to lawn.



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## Fisher Way, Thetford

- Popular Family Friendly Area of Thetford
- Walking Distance to Primary and Secondary Schools
- Close to Shops, Supermarkets & Eateries
- Extended and Well Cared for Detached Family Home
- Three Good Sized Bedrooms
- Well Maintained Rear Garden with Summerhouse
- Garage & Ample Off Road Parking Space
- Front to Back Lounge/Dining Room

Tenure: Freehold EPC Rating: C

**£290,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
THF108231 - 0001

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