



**Foxglove Cottage, Norwich Road, Yaxham, Dereham, NR19
1QZ**

welcome to

Foxglove Cottage, Norwich Road, Yaxham, Dereham

EPC RATED 'A' >> Step inside this beautifully presented 3 bedroom detached family house, set in this non-estate, idyllic village setting which enjoys far-reaching field views from both aspects. Further boasting a contemporary style fitted kitchen/dining room, SOLAR PANELS, garden, parking & more!!





welcome to

Foxglove Cottage, Norwich Road, Yaxham, Dereham

- Stunning 3 Bedroom Detached Family House with Solar Panels
- Contemporary Style Kitchen/Dining Room
- Ground Floor Cloakroom & Family Bathroom
- Oil Fired Central Heating & UPVC Double Glazed Windows
- Low-Maintenance Rear Garden & Shingle Driveway

Tenure: Freehold EPC Rating: A

Council Tax Band: C

£300,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/DRM118008



Property Ref:
DRM118008 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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