

Aldreds
Estate Agents

67 Ellis Drive, Bradwell, Great Yarmouth, NR31 9XP

Offers Over £210,000

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67 Ellis Drive

Bradwell, Great Yarmouth, NR31 9XP

Offers Over £210,000

- 3 Storey End Terraced House
- Driveway for 2 Vehicles
- Open plan Kitchen/Dining/Living Room
- 3 Bedrooms
- Gas Central heating & UPVC Double Glazing
- Wider Rear Garden
- Entrance Hall
- Ground Floor Cloakroom
- Bathroom
- Viewing Recommended



This 3 storey end terraced house has a driveway for 2 vehicles and a wider rear garden with potential to create a further parking space at the front. The property offers accommodation including an open-plan kitchen/dining/living space, ground floor cloakroom, 2 bedrooms and bathroom on the first floor and a spacious principle bedroom on the second floor. The property benefits from gas central heating and UPVC double glazing.





Entrance Hall

Composite entrance door with double glazed panel and spy hole. Radiator with cover. Stairs to first floor landing.

Kitchen/Dining/Living Room 22'0" x 12'2" max, 9'1" min (6.71m x 3.71m max, 2.77m min)

Worktops with matching upstands and cupboards and drawers below. Stainless steel one and a half bowl single drainer sink with mixer tap. Matching wall cupboards. Built-in fan assisted double oven and grill. Four burner gas hob with a stainless steel extractor above. Breakfast bar. Utility space below worktop with plumbing for washing machine. Space for fridge freezer. Cupboard concealing a wall mounted gas fired combination boiler. Two radiators. Electronic thermostat control for heating. Built-in under-stairs storage cupboards. Television point. Media wall with 127cm wide space for television, display shelves and cupboards below. UPVC double glazed window to front aspect. UPVC double glazed doors to a paved patio and the rear garden.



Cloakroom
White WC and suspended wash basin with tiled splashback. Radiator. Extractor.

First Floor

Landing
Staircase to second floor landing.

Bedroom 2 12'3" x 7'10" (3.73m x 2.39m)
Radiator. UPVC double glazed window to rear aspect.

Bedroom 3 7'7" x 5'7" plus 6'7" x 2'11" (2.31m x 1.70m plus 2.01m x 0.89m)
Radiator. Two double glazed windows to front aspect.

Bathroom 5'11" x 5'6" (1.80m x 1.68m)
White suite comprising panelled bath with tile surround and a mira Azora shower unit above. Pedestal wash basin. WC. Part tiled walls. Towel radiator. Extractor. UPVC double glazed window to side.

Second Floor

Directions

From the Gorleston office head south along the High Street, at the traffic lights turn right into Church Lane, continue over the roundabout and the next set of traffic lights into Crab Lane, at the 'T' junction turn left into Beccles Road, continue over the traffic lights and up the hill, at the roundabout turn left onto the South Gorleston bypass, turn left into the Bluebell Meadow Estate, at the 'T' junction turn right into Colby Drive, follow the road round, turn left into Ellis Drive where the property can be found on the right hand side.



Landing
Built-in wardrobe/storage cupboard with hanging rail.

Bedroom 1 19'5" max x 9'0" (5.92m max x 2.74m)
Please note that the measurements of this room reflect the total floor area and there are sloping ceilings. Radiator. Television point. Built-in shelved over stairs storage cupboards. Loft access hatch. Velux double glazed skylight windows with blinds to front and rear.

Outside
The front garden is laid to lawn and offers potential to create a further off road parking space. The driveway provides parking for 2 vehicles. A gate at the end of the driveway leads through to an area with a timber and felt roof shed. The rear garden is enclosed by fencing and laid to lawn with a wide paved patio to immediate rear of the property. EV Charging Port.

Tenure
Freehold.

Services
Mains water, gas, electricity and drainage are connected.

Council Tax
Great Yarmouth Borough Council - Band B

Location
Bradwell is a popular residential area adjoining Gorleston 2 miles from Great Yarmouth Town centre * There are a variety of local shops * Schools * Medical centre * Regular bus services to the main shopping areas * Indoor swimming pool and recreation areas.

what3words
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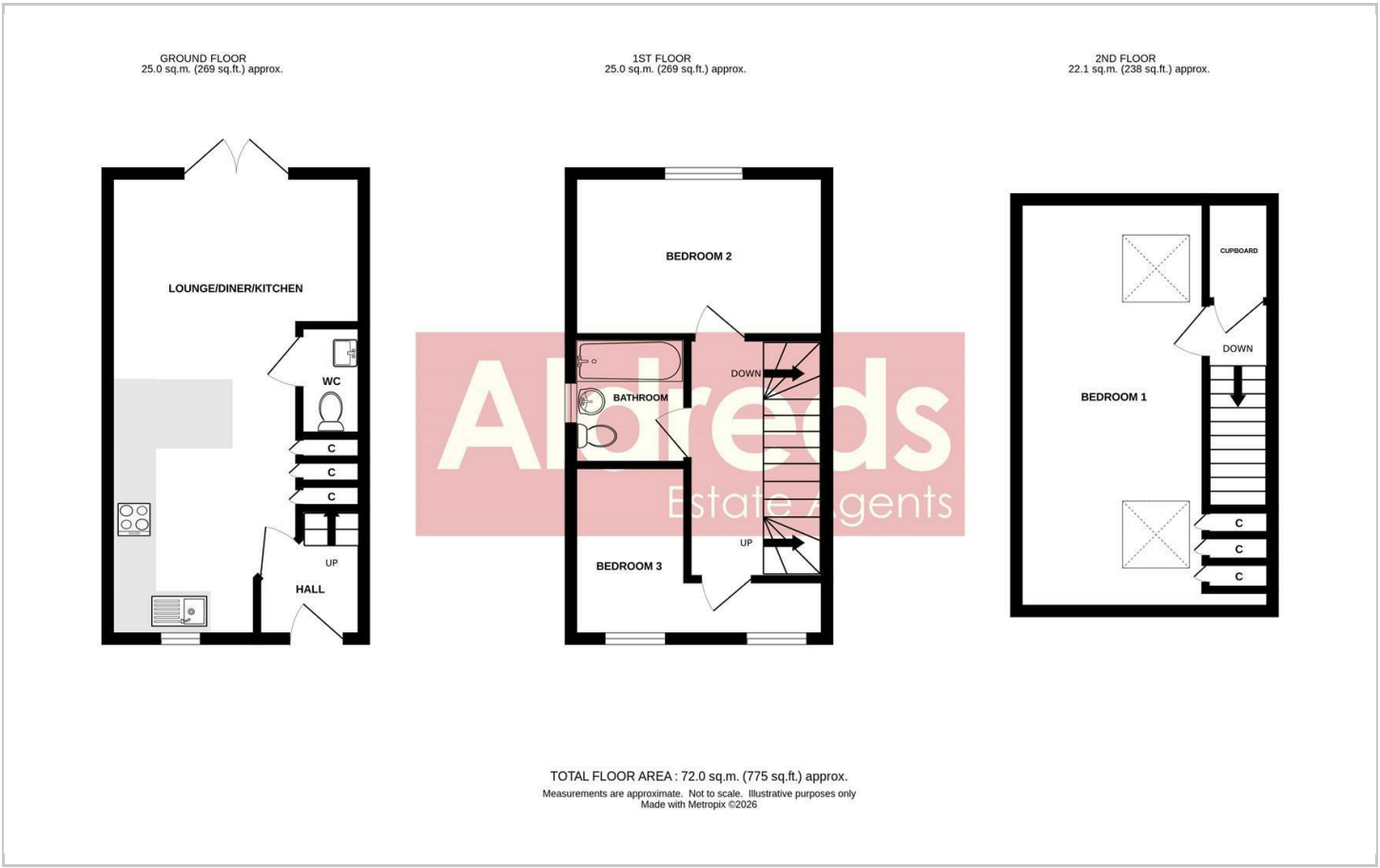
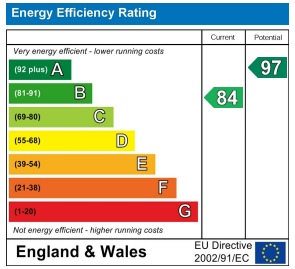
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Aldreds Gorleston Office on 01493 664600
if you wish to arrange a viewing appointment for this property or require further information.

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