



10 Mountains Road

Guide price £250,000 - £260,000

Situated within the highly sought-after village of Corpusty, this well-proportioned two-bedroom detached bungalow offers spacious and comfortable single-storey living, making it an excellent opportunity for those looking to downsize, retire or enjoy village life.

The accommodation comprises a generous living room filled with natural light, alongside a spacious fitted kitchen/dining room offering ample storage, worktop space and room for family dining.

There are two well-sized bedrooms, both served by a modern shower room.

Externally, the property enjoys a private driveway providing off-road parking and leading to a detached garage.

To the rear is a secluded garden, offering a peaceful outdoor space with plenty of potential for relaxing or entertaining.

Offered to the market with no onward chain, this is a fantastic opportunity to secure a detached bungalow in one of North Norfolk's most desirable villages.



Services

Oil central heating. Mains water, electricity, and drainage are all connected.

NB: Please note an exchange of contracts is subject to a Grant of Probate.

Situation

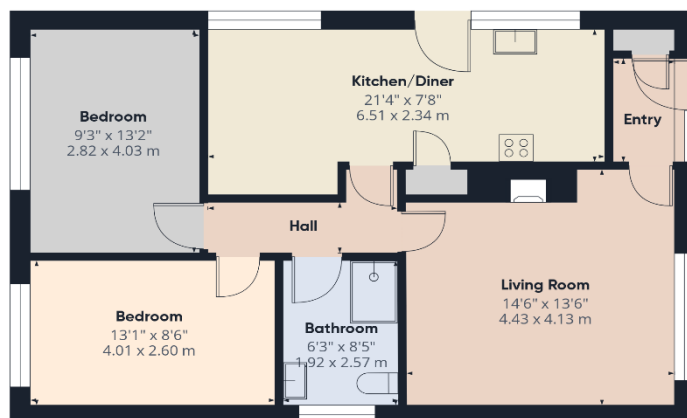
Corpusty is an idyllic village located approximately 5 miles from the market Towns of Reepham and Aylsham and approximately 10 miles from the North Norfolk Coast. The village offers a public house, shop, post office and primary school.

For further information and to arrange your viewing, please contact our friendly and professional staff.

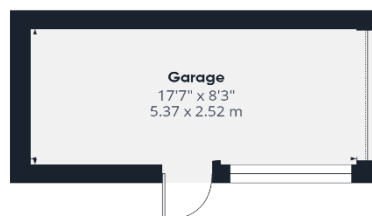
This property is being marketed by our Reepham office, and the property reference is AD0316.

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Also if there is anything in particular that you require clarification on - call the office before viewing. For further information see Consumer Protection from Unfair Trading Regulations 2008.





Ground Floor Building 1



Ground Floor Building 2

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Approximate total area^m
884 ft²
82.1 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A	TBC	
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

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