



Aldreds
Estate Agents

71 Anson Road

, Great Yarmouth, NR31 0EY

Offers In Excess Of £145,000



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, Great Yarmouth, NR31 0EY

Offered with no onward chain and sitting in Southtown with a garden to rear, Aldreds are delighted to offer this well presented three bedroom mid terrace house. On the ground floor there are two reception rooms, kitchen, bathroom and WC. Electric heating with solar panels. Double glazing.

Lounge

11'9" x 10'11" (3.6 x 3.34)

Door to front, double glazed window to front aspect, electric heater

Lobby

Stairs to landing

Dining Room

11'9" x 11'0" (3.6 x 3.36)

Under stair cupboard, double glazed window to rear aspect, electric heater

Kitchen

9'9" x 7'4" (2.98 x 2.25)

Double glazed window to side aspect, base & wall units with worktops, electric cooker point, plumbing for washing machine, sink with drainer, part tiled walls, new Next Evo X | Gas Instantaneous water heater serving the kitchen and bathroom, electric heater

Rear Hallway

Door to garden, electric heater.

Bathroom

8'1" x 5'7" (2.47 x 1.72)

Shower in cubicle, hand basin, panel bath, opaque double glazed window to rear aspect, part tiled walls

WC

Low level WC, opaque double glazed window to side aspect

Landing





Bedroom 1

11'9" x 10'11" (3.6 x 3.34)

Loft access, storage cupboard, double glazed window to front aspect, electric heater

Bedroom 2

11'9" x 11'0" (3.6 x 3.36)

Electric heater, double glazed window to rear aspect, door to

Bedroom 3

9'8" x 7'4" (2.95 x 2.25)

Electric heater, double glazed window to side aspect

Outside

Front forecourt. Paved rear garden with electric power points and timber shed

Tenure

Freehold

Services

Mains water, electricity, gas, drainage

Council Tax

Band A

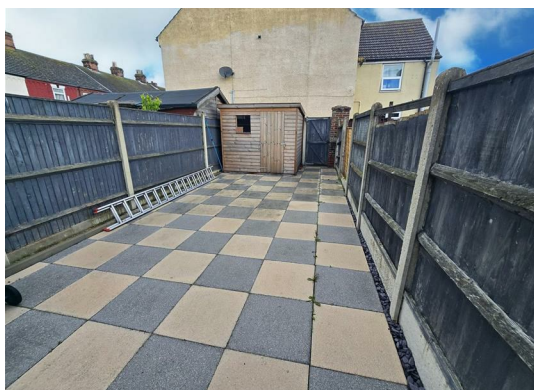
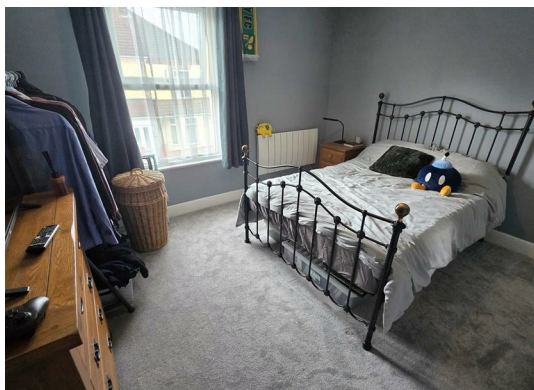
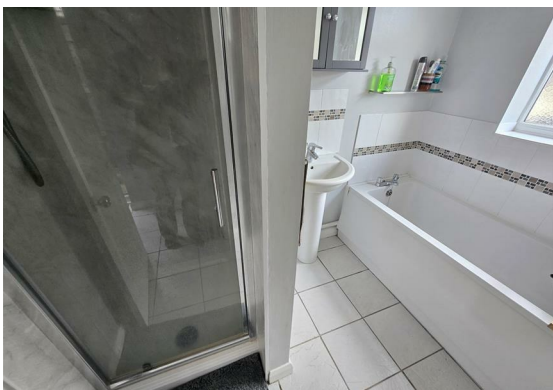
Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Race Course * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich. The property is located in close proximity to local stores such as Aldi, Tesco, Lidl, B&Q and B&M.

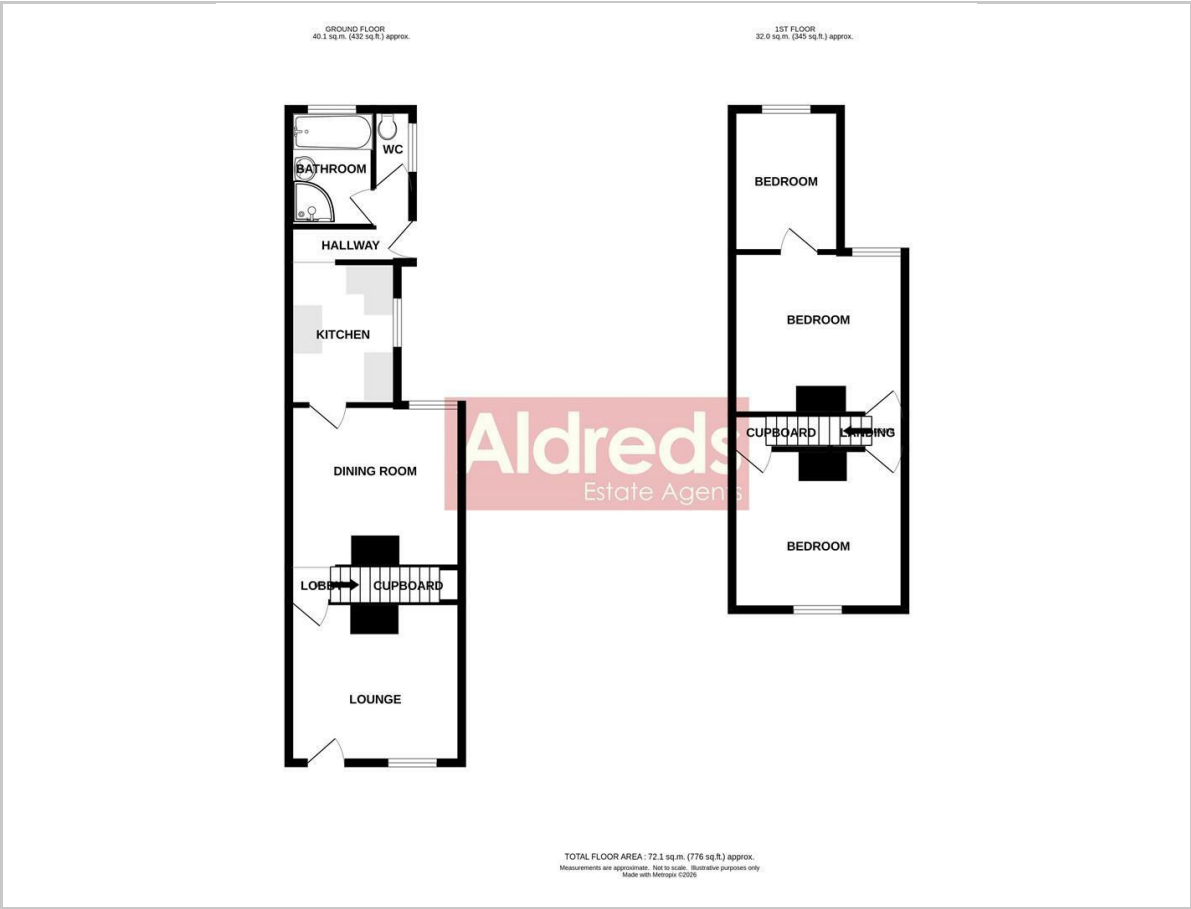
Directions

From the Great Yarmouth office head west over Haven Bridge, turn left into Southtown Road, turn right in to Station Road, turn left into Anson Road

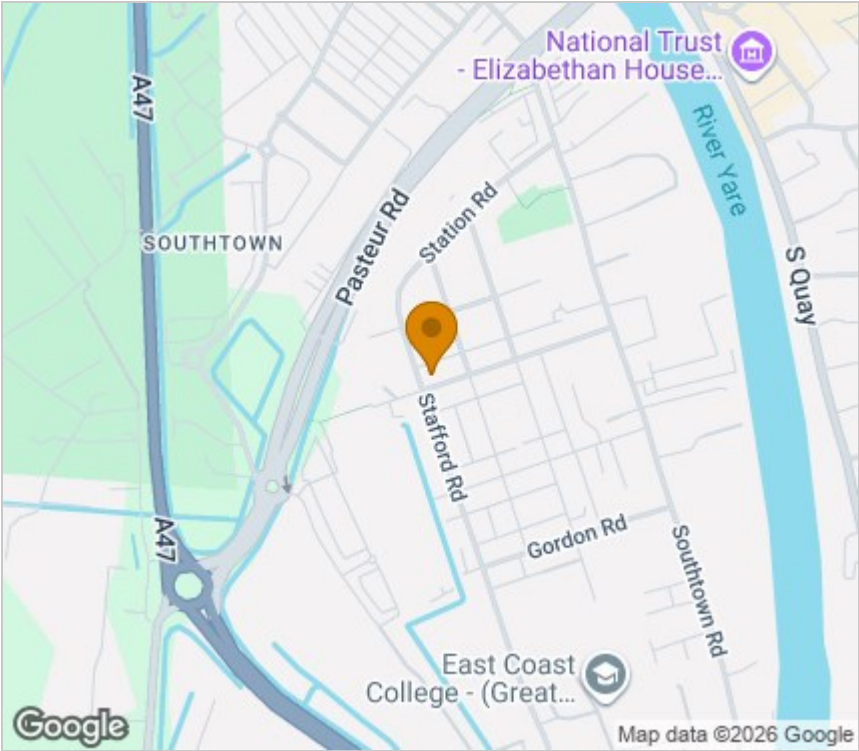
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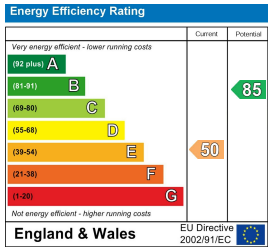
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Aldreds Great Yarmouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer
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