



PALMER STREET, WALSHAM LE WILLOWS

IP31 3DA

OIEO £425,000
FREEHOLD

Set in a picturesque position with far-reaching field views in every direction, this charming extended link-detached cottage offers spacious and versatile accommodation in the sought-after village of Walsham-le-Willows. The ground floor provides three reception rooms, a well-equipped kitchen, utility room, shower room and garage. Upstairs are three well-proportioned bedrooms and a family bathroom. Outside, the property benefits from ample off-road parking and a wonderful rear garden with a covered outdoor entertaining area, perfect for enjoying the peaceful surroundings. Unspoilt meadowland adjoins the garden, creating a beautiful rural outlook and a real sense of space.

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PALMER STREET

• Beautifully Presented Link Detached Three Bedroom Home • Three Reception Rooms • Stylish Kitchen & Utility Area • Oil Fired Central Heating • Ground Floor Shower Room • Large Rear Garden With Views • Summer House/Games Room • Garage & Driveway For Ample Parking • Three Double Bedrooms • Step Inside Today With Our 360 Virtual Tour!



Entrance Porch

Feature wall panelling. Window to front. Radiator.

Sitting Room

Well-proportioned room with inset multifuel stove with brick chimney breast and hearth. Dual aspect windows to front and side. Stairs to the first floor and door into front porch. Radiator.

Snug

Window to side. Understairs cupboard. Tiled flooring. Radiator.

Kitchen

Stylish kitchen with a wide range of wall and base cupboard and drawer units with ample worktops over. Inset sink and drainer. Built in double oven, 5 ring gas hob and extractor hood over. Space for dishwasher and American style fridge freezer. Tiled flooring and window to side. Opening to the dining room.

Dining Room

Bi-Folding door and window to the side. Velux skylight. Radiator.

Utility Area

Wall and base cupboards with work tops over. Inset sink and drainer. Space for washing machine and tumble dryer. Window to side. Leads to the rear hall with loft access and boiler. Door to the driveway at side and pedestrian door into the garage.

Shower Room

Shower cubicle and WC.

Rear Hall

Loft access and boiler. Door to the driveway at side and pedestrian door into the garage.

Landing

Window to side. Airing cupboard. Loft access and radiator.

Bedroom 1

Spacious double room. Built in wardrobes. Window to front. Radiator.

Bedroom 2

Double room with window to rear. Radiator.

Bedroom 3

Double room with window to side. Radiator.

Bathroom

Suite comprising WC, tradition wash hand basin and bath with handheld shower head over. Window to front. Radiator.

Outside

Front Garden

The front is enclosed by hedging and five bar gate to the driveway onto a gravel driveway leading to the garage and gives access to the rear garden. There is also an EV charger which will remain at the property.

Rear Garden

The generous rear garden is mainly laid to lawn, with established seasonal trees, mature shrubs and hedge borders giving privacy. A paved pathway leads to a covered outdoor entertaining area providing the perfect spot to relax and enjoy the peaceful surroundings. There is also a useful storage shed at the back.

Summer House/Games Room

Wood structure with window to side and double patio doors. Removeable wall. Power connected. Shed to the rear with doors into the garden.

Garage

Up and over door. Window to side. Personal door to the utility area. Pedestrian door to the garden. Power connected. Storage overhead.

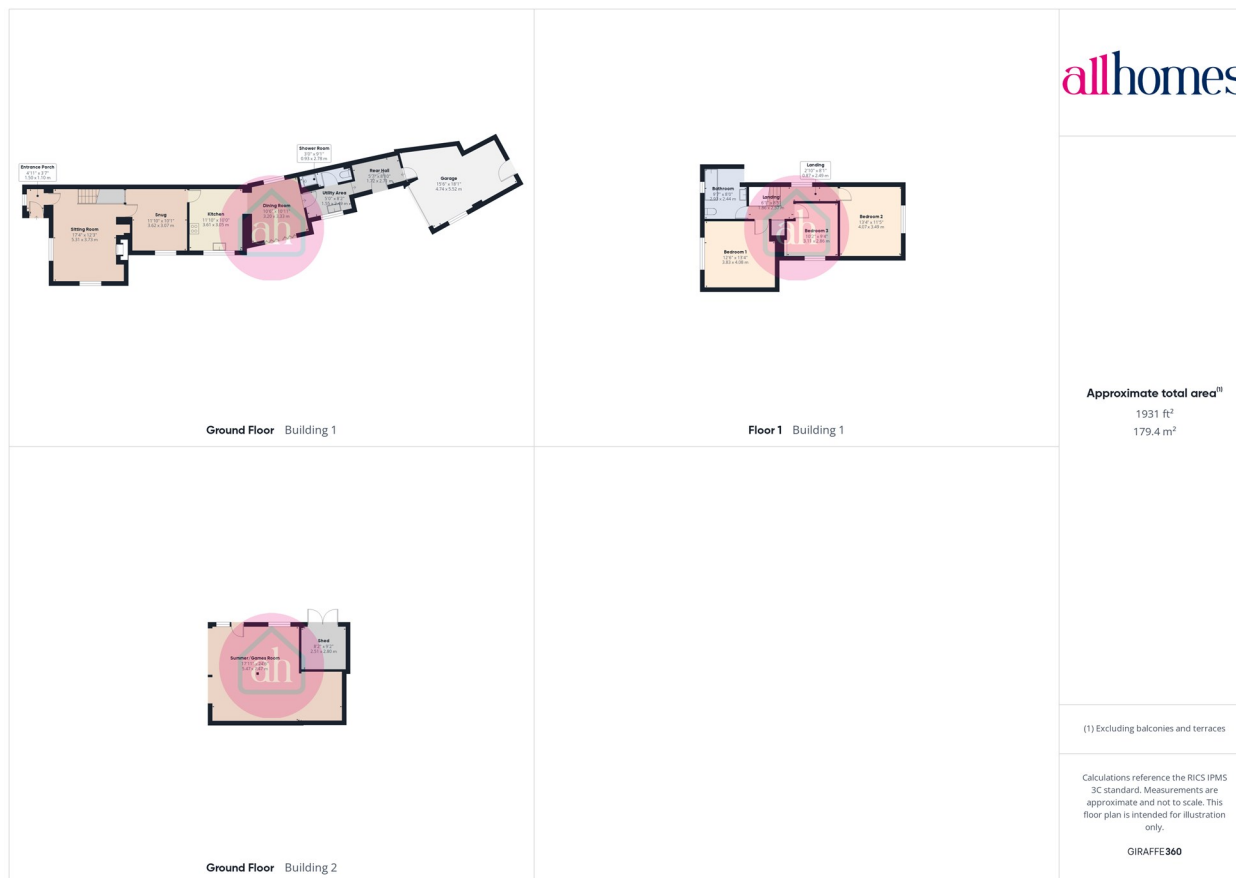
Agents Note

New central heating condensing boiler fitted in December 2025



PALMER STREET





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

EPC Rating: Council Tax Band: E

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