



Higham Green, a Mid Terraced House close to the Hospital

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£169,995

Bedrooms: 3 | **Bathrooms:** 1 | **Receptions:** 1

A comfortable first home, plenty of space to grow and the Queen Elizabeth Hospital close at hand.

Whether you're taking your first step onto the property ladder, looking for a little more room for a growing family or searching for a conveniently located home close to the Queen Elizabeth Hospital, this well-presented three-bedroom property makes a lot of sense.

Neat, comfortable and ready to enjoy from the moment you collect the keys, it's a home where you can simply move in, unpack and start making it your own.

Step inside and the welcoming entrance hall guides you into the ground-floor accommodation.

The living room provides somewhere to switch off at the end of the day, equally suited to lazy weekends on the sofa, movie nights or catching up with friends and family.

For everyday life, however, it's the open-plan kitchen and dining room that will naturally become the hub of the home. Bringing cooking and dining together creates a wonderfully sociable space, whether it's breakfast before work, homework around the table, quick midweek dinners or everyone sitting down together on a Sunday.

Practicality hasn't been forgotten either. A handy ground-floor cloakroom is ideal for busy households, while the rear store gives you somewhere to keep bikes, tools and all those everyday essentials you'd rather not have cluttering the house.

Head upstairs and you'll find three surprisingly comfortable bedrooms.

Bedrooms one and two are excellent doubles, giving both plenty of room for furniture, while the third is a generous single. Child's bedroom, nursery, guest room or dedicated home office, there's enough flexibility here for the house to change as your circumstances do.

Completing the first floor is the family bathroom.

Outside, the rear garden is private, enclosed and refreshingly easy to maintain. There's enough space to sit outside, fire up the barbecue or give children somewhere secure to play, without sacrificing every sunny weekend to mowing and gardening. Rear access adds another useful practical touch.

With gas central heating, three well-proportioned bedrooms, a private garden and a location convenient for the Queen Elizabeth Hospital and King's Lynn's wider amenities, this is an easy home to settle into.

For a first-time buyer in particular, it offers something important: enough space for right now, but also enough flexibility to keep working as life moves forward.

Tenure: Freehold

Property Type: Terraced House

- Mid Terraced House
- Three Bedrooms
- No Onward Chain
- Well Presented
- Close to the Queen Elizabeth Hospital
- Gas Central Heating
- Open Plan Kitchen and Dining Room
- Private Low Maintenance Garden
- Ideal First Home
- Popular Location

Disclaimer

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We do our best to make sure our property details are fair, accurate, and up to date, but they're meant as a general guide only. If there's anything particularly important to you, please get in touch, we'll be happy to look into it further.

All measurements are provided as a guide and may not be exact.

We haven't tested any of the property's services, equipment, or appliances. We recommend that buyers arrange their own survey or service checks before making a final offer.

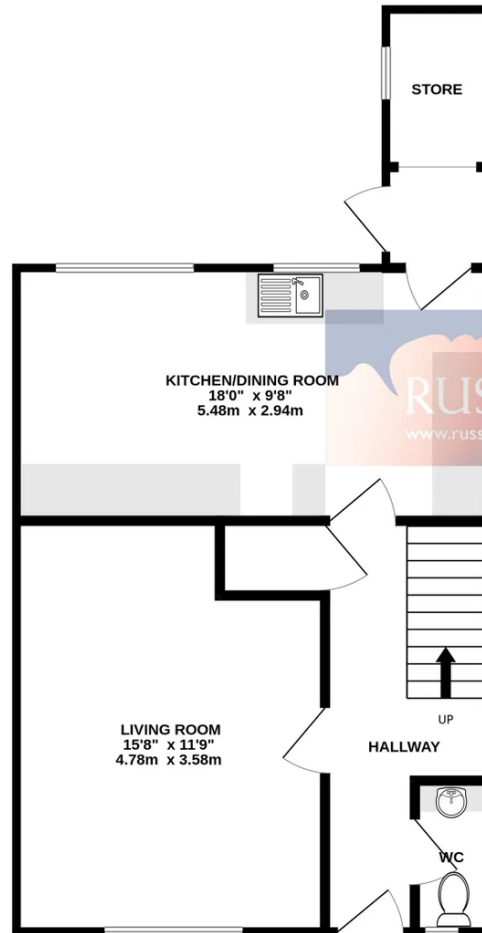
These details are provided in good faith, but they don't form part of any offer or contract. Buyers should verify any points that are important to them before proceeding.

Referral Disclosure

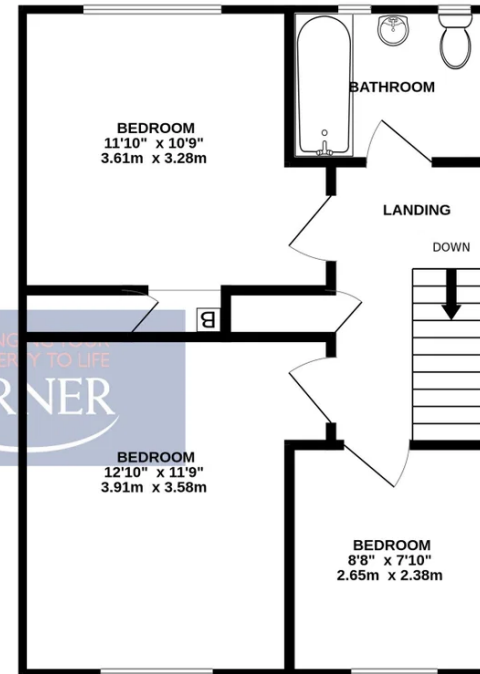
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GROUND FLOOR
494 sq.ft. (45.9 sq.m.) approx.



1ST FLOOR
455 sq.ft. (42.3 sq.m.) approx.



TOTAL FLOOR AREA: 949 sq.ft. (88.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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