



## 119 Columbia Way, King's Lynn PE30 2LF

Offers Over £170,000

3 1 2



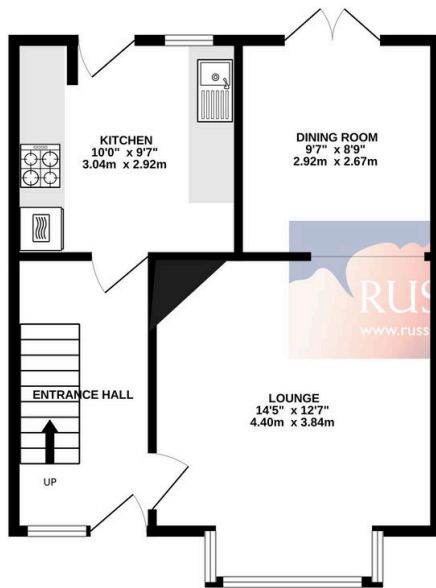
**A fantastic opportunity for first-time buyers and investors alike, this spacious three-bedroom end-terrace sits on a generous corner plot in North Lynn, just moments from King's Lynn town centre and local amenities.** Benefitting from double glazing and gas central heating, the home offers a bright lounge, separate dining room with French doors, and a kitchen with fitted oven and hob. Upstairs are three good-sized bedrooms and a family bathroom. Outside, the property enjoys both front and south-facing rear gardens, plus the exciting potential to purchase an additional strip of land to the side from the local authority. With scope to modernise or even open up the kitchen and dining room to create contemporary open-plan living (subject to permissions), this is a wonderfully versatile home with superb potential.



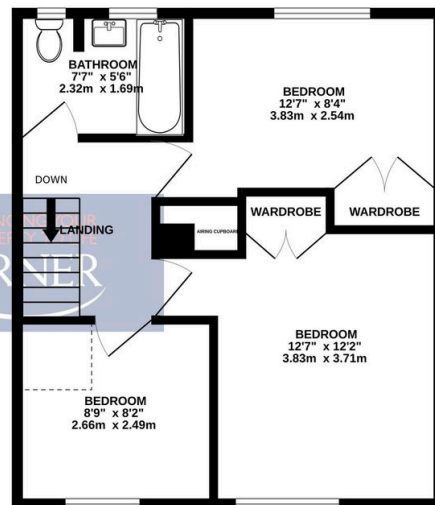
## Key Features

- End-terrace home
- 2 Receptions
- Gas central heating
- Close to town centre
- Ideal first time buy
- 3 Bedrooms
- No chain
- Front & rear garden
- Double glazed
- Some new carpets

GROUND FLOOR  
424 sq.ft. (39.4 sq.m.) approx.



1ST FLOOR  
405 sq.ft. (37.6 sq.m.) approx.



TOTAL FLOOR AREA: 828 sq.ft. (77.0 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.  
Made with Metropix ©2025

