





Chestnut Drive, Horsford Norwich NR10 3GG

william h brown

welcome to

Chestnut Drive, Horsford Norwich

William H Brown are delighted to present this attractive three-bedroom semi-detached home. Offering well-proportioned accommodation, a conservatory and excellent storage throughout. This wonderful home is perfectly suited to families and those seeking a quiet village setting.













Cloakroom WC
Wood effect flooring, Radiator, Low-level WC, Pedestal handwash

Lounge
Wood effect flooring, Double glazed window to the front aspect, Radiator, Storage cupboard

Kitchen
Wood effect flooring, Radiator, Double glazed window to the rear aspect, Double glazed French doors to the conservatory, Range of wall-mounted units, Complimentary rolled-edge worksurfaces, Inset oven and gas hob, Extractor hood, Breakfast bar, Space for fridge freezer and washing machine

Conservatory
Tiled flooring, Double glazed windows to the rear aspect, Double glazed French doors to the rear aspect

Bedroom One
Carpet flooring, Double glazed window to the rear aspect, Radiator, Fitted cupboard storage

En-Suite
Tiled flooring, Low-level WC, Pedestal handwash basin, Shower cubicle

Bedroom Two
Carpet flooring, Radiator, Double glazed window to front aspect

Bedroom Three
Carpet flooring, Radiator, Double glazed window to the front aspect

Bathroom
Tiled flooring, Wall-mounted heated towel rail, Low-level WC, Pedestal handwash basin, Panelled bath, Vanity storage

Outside
To the front of the property there is a brickweave driveway with parking for two vehicles and a patio pathway leading to the front door with mature shrubs.
To the rear of the property there is a sectioned garden with patio area and enclosed lawned area with wooden shed and shingled beds

Agents Note
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

welcome to

Chestnut Drive, Horsford Norwich

- 3 Bedroom Semi-Detached House
- Sought-After Horsford Location
- Quiet & Secluded Cul-de-Sac Position
- Spacious Conservatory
- Built-In Wardrobes to Two Bedrooms

Tenure: Freehold EPC Rating: B
Council Tax Band: C

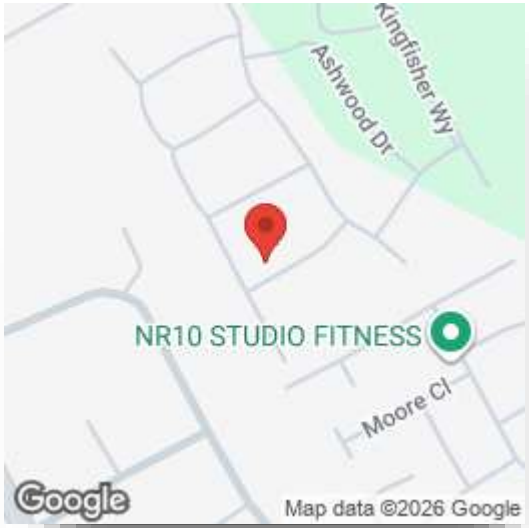
offers in the region of

£280,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HEL103742

The Property Ombudsman

Property Ref:
HEL103742 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.