24 Meadow Way I Hellesdon I Norwich I NR6 5NN

Guide Price £350,000

*** GUIDE PRICE £350,000 - £375,000 - FULLY RENOVATED EXTENDED BUNGALOW ON A LARGE PLOT *** Gilson Bailey are delighted to offer this FULLY RENOVATED EXTENDED three-bedroom SEMI DETACHED BUNGALOW in the sought after suburb of Hellesdon. This beautifully restored property offers spacious, light-filled rooms, perfect for comfortable family living or a retiring couple. The bungalow features a stunning open plan Kitchen and living area with built in appliances and feature centre island with bi fold doors out to the rear garden. There are three good sized bedrooms with the main bedroom having an en-suite shower room and there is a separate contemporary family bathroom. The bungalow also benefits from gas central, double glazing and is in excellent order throughout.

Outside, the property is set on a large plot with a mainly lawned enclosed rear garden and a large driveway providing off road parking. Situated close to reputable schools, local shops, and excellent transport links, this home combines convenience with suburban charm. Don't miss your chance to make this delightful property your own!

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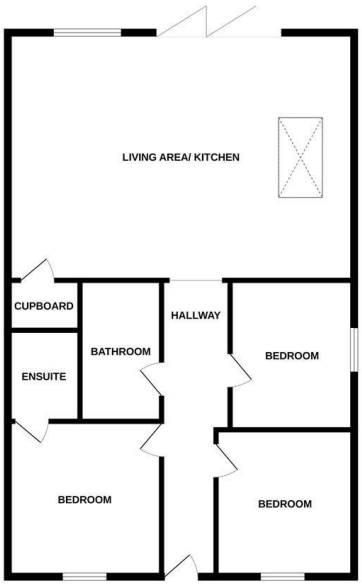
GROUND FLOOR



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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Location
Hellesdon is a popular suburb to the north west of Norwich and offers a good selection of amenities including schooling for all ages, popular shops, pubs and restaurants with excellent public transport links to and from the City Centre. There is ease of access to Norwich International Airport, NDR with links to the North Norfolk coastline and neighbouring villages of Horsford, Drayton and Taverham.

Accommodation Comprises

Bedroom One 10'10" x 11'0"
Double glazed window to front, radiator.

En-suite
Low level WC, wash basin, walk in shower cubicle, heated towel rail.

Bedroom Two 9'11" x 10'11"
Double glazed window to front, radiator.

Bedroom Three 10'9" x 7'6"
Double glazed window to side, radiator.

Bathroom
Low level WC, wash basin, bath with shower attachment over, heated towel rail.

Open Plan Kitchen/Living Area 23'6" x 18'6"
Bi fold doors to rear garden, double glazed window to rear, large skylight, quality fitted wall and base units with worktops over, large breakfast bar island with 1 and a half sink and drainer, built in dishwasher , fridge freezer and washing machine. Wine rack, built in oven, microwave and 4 ring hob with extractor over, door to storage cupboard with wall mounted boiler and underfloor heating.

Local Authority
Broadland District Council - Tax Band C

Tenure
Freehold

Utilities
Full Fibre Broadband available.
Mains gaw, electricity, water and drainage.

Disclaimer
To comply with Anti-Money Laundering (AML) regulations, successful buyers must complete the required AML checks and provide proof of funds. A non-refundable fee of £60 including VAT is
payable per purchaser, per transaction, including any individuals contributing or gifting funds towards the purchase. Fees are payable for up to a maximum of two purchasers, for the
transaction, any additional parties checks will be covered by these fees.

This fee must be paid directly to Gilson Bailey & Partners Ltd. All required checks must be completed before a memorandum of sale can be issued.

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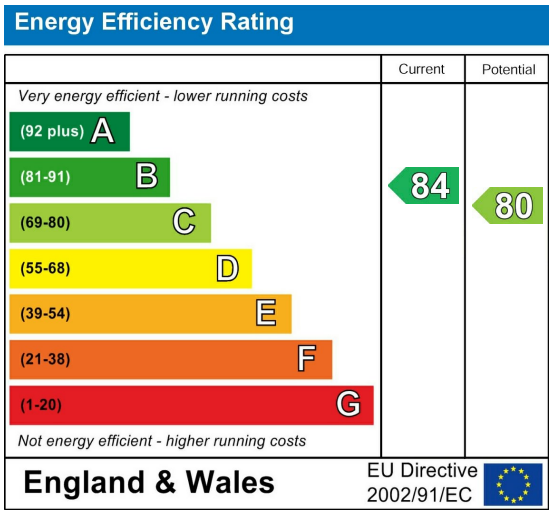

Local Authority

Broadland District Council - Tax Band C

Tenure

Freehold

Please note that we have not tested any apparatus, equipment, fixtures, fittings or services and as so cannot verify that they are in working order or fit for their purpose. Gilson Bailey cannot guarantee the accuracy of the information provided. This is provided as a guide to the property and an inspection of the property is recommended.

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