



Pier Walk, Gorleston GREAT YARMOUTH NR31 6DA

welcome to

Pier Walk, Gorleston GREAT YARMOUTH

NEW TO MARKET William H Brown are pleased to offer you this immaculate 4 bedroom mid-terrace family home, situated within the desirable coastal location of Gorleston-On-Sea.



Entrance Hall

A welcoming entrance hall, with double glazed uPVC door to front aspect. Laminate flooring, ceiling light, radiator, carpeted stairs to first floor landing, and doors allowing access to ground floor reception rooms

Lounge

12' 11" x 11' 7" (3.94m x 3.53m)

A spacious and light filled living area, comprising of double glazed window to front aspect. engineered oak flooring, ceiling light, coved ceiling, TV point, radiator, 2 x inset alcoves, and feature cast iron wood burning stove

Dining Room

10' 5" x 9' 1" (3.17m x 2.77m)

Double glazed window to rear aspect. engineered oak flooring, ceiling light, 2 x inset alcoves, coved ceiling, and radiator

Kitchen

10' 9" x 10' 7" (3.28m x 3.23m)

A modern and well-appointed kitchen, with double glazed window and single uPVC door to side aspect, allowing access to rear garden. A range of white gloss wall/base and drawer units, with complimentary roll top wood laminate worksurfaces over, built-in electric Zanussi oven/hob and stainless steel canopied extractor over, 1.5 bowl stainless steel sink and drainer with mixer taps, space and plumbing for washing machine, integrated dishwasher, space for undercounter fridge/freezer, tiled splashback, power points, wood laminate flooring, LED spotlighting, wall mounted boiler, and door to...

Shower Room

Opaque double glazed window to rear aspect. Shower cubicle, with chrome thermostatic shower attachment, pedestal wash hand basin, low level W/C, partially panelled and tiled walls, tiled flooring, LED spotlighting, heated towel radiator, and extractor fan

First Floor Accommodation

Carpeted flooring, ceiling light, and doors to bedrooms and family bathroom

Master Bedroom

11' 4" x 8' 11" (3.45m x 2.72m)

Double glazed window to front aspect. Carpeted flooring, ceiling light, coved ceiling, radiator, and mirrored fronted fitted wardrobes

Bedroom Two

10' 9" x 10' 6" (3.28m x 3.20m)

Double glazed window to side aspect. Carpeted flooring, ceiling light, radiator, coved ceiling, and fitted wardrobes

Bedroom Three

13' x 4' 8" (3.96m x 1.42m)

Double glazed window to front aspect. Carpeted flooring, ceiling light and radiator

Bedroom Four

9' 2" x 6' 6" (2.79m x 1.98m)

Double glazed window to rear aspect. Carpeted flooring, ceiling light and, radiator

Family Bathroom

3-piece suite, with panelled bath, low level W/C, pedestal wash hand basin, wood laminate flooring, fully tiled walls, radiator, extractor fan, and ceiling light

Rear Garden

A sizable and inviting courtyard garden, offering privacy with a timber fence boundary. The main area, provides ample room for dining table and chairs, perfect for outdoor dining and entertaining



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welcome to

Pier Walk, Gorleston GREAT YARMOUTH

- A Four Bedroom Mid-Terrace Family Home
- Modern Kitchen
- Family Showerroom & Separate Bathroom
- Spacious Reception Rooms
- Well Presented Courtyard Garden

Tenure: Freehold EPC Rating: D
Council Tax Band: A

offers in excess of

£200,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
WEA107514 - 0003

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