




RUSSEN & TURNER
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Ideal First Home on Birchwood Street, King's Lynn

King's Lynn

£145,000

Bedrooms: 2 | **Bathrooms:** 1 | **Receptions:** 1

Spacious Three-Storey Home in a Convenient Town Centre Location

Ideally located within easy reach of King's Lynn town centre, this spacious three-storey terraced home offers well-planned accommodation with plenty of character and flexible living space.

The property welcomes you into an impressive 24ft open-plan living and dining room, creating a bright and sociable heart of the home. This flows seamlessly into the fitted kitchen, with a useful rear lobby/utility area beyond, leading to a convenient ground floor shower room.

The first floor offers two generous double bedrooms, with the principal bedroom benefiting from built-in storage. Occupying the entire top floor is a spacious bathroom, providing a great degree of privacy and completing the accommodation.

Outside, the property enjoys a low-maintenance courtyard garden with a useful garden shed, offering additional storage and space to relax outdoors.

A fantastic home in a convenient location close to local amenities, shops and transport links, early viewing is highly recommended.

Property Type: Terraced House

- Mid Terraced House
- Two Bedrooms
- Walking Distance to Town Centre & Train station
- Ideal First Home
- Gas Central Heating
- Double Glazed
- Three Storeys
- Two Bathrooms
- Open Plan Living/Dining Area
- Potential Investment Opportunity

Disclaimer

To meet money-laundering regulations, all buyers will need to complete an ID check. We'll ask you to provide the necessary documents, and there's a small fee of £24.50 per client for this service.

2. 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.

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

4. 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.

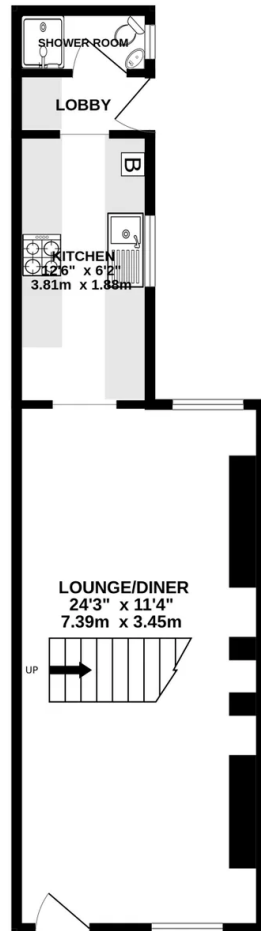
5. These details are provided in good faith, but they don't form part of any offer or contract. Buyers should verify any points that are important to them before proceeding.

Referral Disclosure

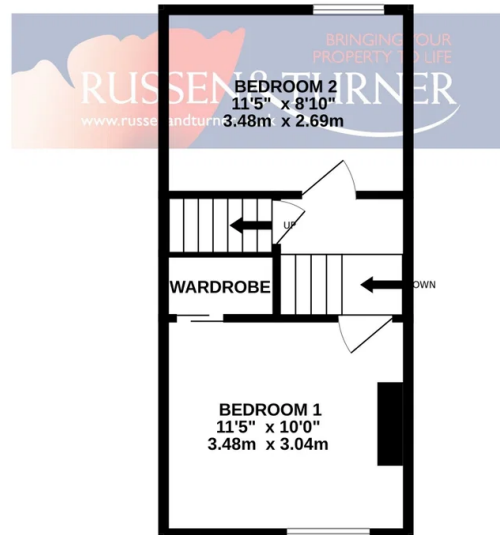
We may recommend / refer solicitors, mortgage advisers, surveyors and other property professionals who we believe provide a good service. Should you choose to use one of these providers, Russen & Turner may receive a referral fee. You are under no obligation to use any service we recommend and are free to choose your own adviser or provider.



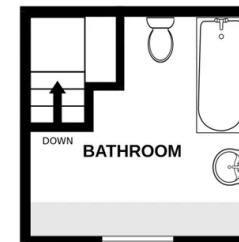
GROUND FLOOR
370 sq.ft. (34.4 sq.m.) approx.



1ST FLOOR
270 sq.ft. (25.1 sq.m.) approx.



2ND FLOOR
111 sq.ft. (10.4 sq.m.) approx.



TOTAL FLOOR AREA : 751 sq.ft. (69.8 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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