



**Punsfer Way, Tilney St. Lawrence, King's Lynn, PE34 4RJ**

**welcome to**

**Punsfer Way, Tilney St. Lawrence, King's Lynn**

Located in the popular village of Tilney St Lawrence is this two bedroom mid terrace house which would suit a first time buyer or investor alike. This property is being offered with no onward chain.



## Entrance Door To:-

### Entrance Hall

Radiator, wood effect laminate floor

### Kitchen

8' 5" x 7' 11" ( 2.57m x 2.41m )

Range of base and wall units, roll edge work top, inset stainless steel sink with mixer tap over, space for cooker, fridge freezer, washing machine and dryer, double glazed window

### Lounge

15' 5" x 11' 9" ( 4.70m x 3.58m )

Wood effect laminate floor, stairs to first floor, double glazed window, door to rear

### First Floor Landing

### Bedroom One

12' 3" max x 11' 9" ( 3.73m max x 3.58m )

Double glazed window, radiator, storage space

### Bedroom Two

11' 8" x 5' 7" ( 3.56m x 1.70m )

Double glazed window, radiator

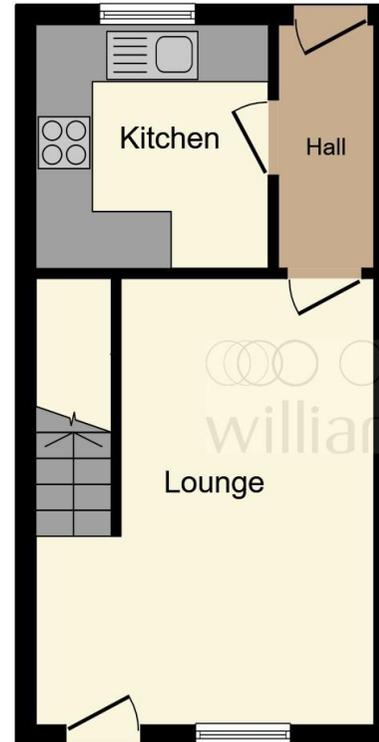
### Bathroom

8' 6" max x 5' 9" max ( 2.59m max x 1.75m max )

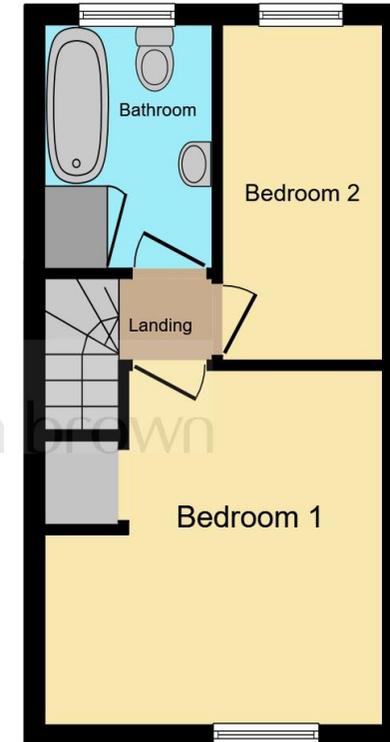
Bath, low level WC, wash hand basin, radiator, double glazed window, airing cupboard housing hot water tank

### Outside

Enclosed rear garden. Single Garage and residents parking.



Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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**welcome to**  
**Punsfer Way, Tilney St. Lawrence,**  
**King's Lynn**

- Popular Village of Tilney St Lawrence
- Mid Terrace House
- Spacious Lounge
- Two Bedrooms
- Enclosed Garden

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

offers over  
**£145,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
KLN119464 - 0006

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