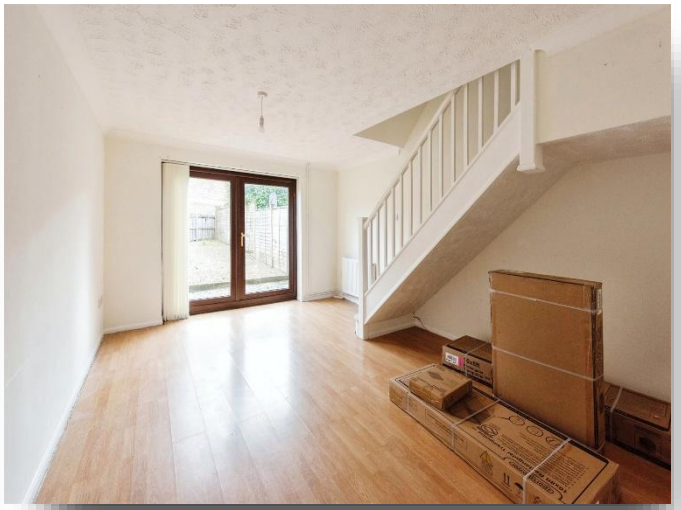






Thyme Close, Thetford, IP24 2YA

william h brown

welcome to

Thyme Close, Thetford

A popular location, well presented accommodation, two good sized bedrooms, a low maintenance rear garden, garage-en-bloc & being close to local amenities, transport links and the A11, this mid-terraced home is destined to make a lovely first home or investment!













Summary
The historic Norfolk market town of Thetford is ideally positioned close to the Cambridgeshire and Suffolk borders and therefore offers good road and rail links direct to both Cambridge and Norwich, convenient for commuting. The river "Thet" borders the southern boundary offering delightful riverside walks and river frontage redevelopment consisting of a three screen cinema, restaurant, hotel and public open space. Further recreation can be found in the extensive forest areas in the surrounding areas including High Lodge offering forest cycle and walking routes and play areas.

Nearby Thetford Forest offers the ultimate outdoor playground for family days out. This vast pine plantation is criss-crossed with a maze of walking and cycling trails that are perfect for spending a day losing yourself in nature. At the heart of it all is the High Lodge Visitor Centre which offers bike hire for the energetic, Segway for the more adventurous and Go Ape for those who dare.

The Accommodation
Entrance door to:

Entrance Hall
With door to front and radiator.

Living Room
15' 7" x 11' 10" (4.75m x 3.61m)
With stairs to the first floor landing, TV point, door to rear and two radiators.

Kitchen
8' 6" x 7' 11" (2.59m x 2.41m)
With a range of fitted kitchen units at wall and base level with work surface over, stainless steel sink unit with mixer tap over, electric oven, electric hob with extractor hood over, space and plumbing for washing machine and space for fridge/freezer.

First Floor Landing

Bedroom One
12' 2" max. x 11' 11" max. (3.71m max. x 3.63m max.)
With window to rear and radiator.

Bedroom Two
11' 11" x 5' 8" (3.63m x 1.73m)
With window to front and radiator.

Bathroom
With low level W.C, wash hand basin, bath unit with shower attachment over, built in airing cupboard, heated towel rail and window to front.

Outside
To the rear, there is a paved patio and shingled area.

Garage-en-Bloc

welcome to

Thyme Close, Thetford

- Sold with No Chain!
- Two Bedrooms
- Mid-Terraced House
- Well Presented Throughout
- Garage-en-Bloc
- Low Maintenance Garden
- Popular Town Location
- A Great First Home or Investment!

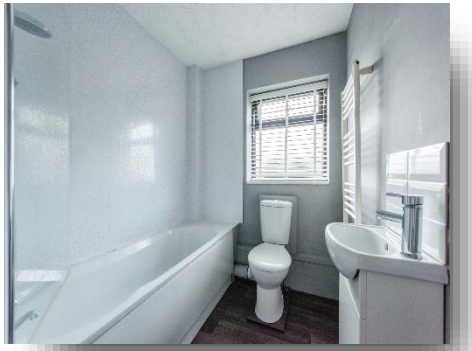
Tenure: Freehold EPC Rating: C
Council Tax Band: A

offers in excess of

£175,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/THF108540

The Property Ombudsman

Property Ref:
THF108540 - 0002

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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