



Owen Cole Close, Great Massingham, PE32 2LF

welcome to

Owen Cole Close, Great Massingham

>> NO ONWARD CHAIN! An attractive 3 bedroom terraced home set in the enviable, semi-rural position on the edge of Great Massingham village. The property is presented in excellent condition throughout and boasts an en suite facilities, dining room, garage, off-road parking and much more!



Accommodation

Part glazed entrance door opening to:

Entrance Hall

Staircase rising to the first floor landing, radiator, wood effect flooring, door opening to the lounge, kitchen and further door opening to:

Ground Floor Cloakroom W.C

Suite comprising low level w.c, pedestal hand wash basin, tiled splash backs, wood effect flooring, radiator and extractor fan.

Lounge

Radiator, carpet flooring, television point, telephone point, UPVC double glazed window to front aspect.

Dining Room

Radiator, wood effect flooring, UPVC double glazed sliding doors opening to the garden.

Kitchen

A range of wall and floor mounted fitted kitchen units with work surfaces over, inset one & half bowl stainless steel sink and drainer with swan-neck mixer tap, integral electric oven with ceramic hob and cooker hood over, space for fridge-freezer, plumbing for washing machine and compact dishwasher, radiator, wood effect flooring, UPVC double glazed window to rear aspect.

First Floor Landing

Carpet flooring, radiator, storage cupboard, doors opening to all bedrooms and the family bathroom.

Bedroom 1

Radiator, television point, carpet flooring, UPVC double glazed windows overlooking the front aspect, door opening to:

En Suite Shower Room

Suite comprising back to wall w.c, hand wash basin, glazed shower cubicle with mains connected shower, shaver point, radiator, laminate flooring, extractor fan.

Bedroom 2

Radiator, carpet flooring, UPVC double glazed windows overlooking the rear aspect.

Bedroom 3

Radiator, carpet flooring, UPVC double glazed windows overlooking the rear aspect.

Family Bathroom

Suite comprising back to wall w.c, hand wash basin, panelled bath, part tiled walls, radiator, shaver point, wood effect laminate flooring, extractor fan.

Outside

This attractive property is approached via a walkway leading to the front entrance door and fronts onto the open green space.

The rear garden is fully enclosed and laid to hard landscape. a paved patio seating area is available towards the front of the garden, paved walkways lead to the bottom of the garden, where gated access opens to the parking area and garage. The oil tank is housed towards the rear.

Garage

Up & over door, power sockets and lighting.

Location

Great Massingham lies between the bustling market towns of Swaffham and Fakenham and is within a 25 minutes' drive of the North Norfolk coast, with its stunning white sandy beaches, cliff views and walks. Great Massingham is renowned for its ponds, greens and the Dabbling Duck public house, serving quality food and local ales, together with the village shop, well-regarded primary school and the 13th century Church of St Mary. A broader range of amenities are available in the nearby towns including supermarkets, doctors and dental surgeries, smaller independent shops, as well as Swaffham's thriving Saturday market. There are direct train links to Cambridge and London Kings Cross from Downham Market and King's Lynn.

Council Tax Band

This property is Council Tax band C.

Please note that once a sale takes place, the Council Tax banding will be reviewed and may be subject to change.

Agents Note

There is a small yearly management/service charge for the upkeep of the communal areas within this development. Further details can be obtained by the vendors solicitor at the time of purchase.



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welcome to

Owen Cole Close, Great Massingham

- NO ONWARD CHAIN
- Attractive 3 bedroom terraced house
- Presented in excellent condition throughout
- Lounge, dining room and kitchen
- En suite shower room, family bathroom and ground floor cloakroom w.c

Tenure: Freehold EPC Rating: C

Council Tax Band: B

£250,000



directions to this property:

From Swaffham town centre go north out of town on A1065 in the direction of Fakenham. After approximately six miles take a left turning signposted King's Lynn. Follow the road for approximately three miles taking a right turn signposted Great Massingham. Proceed into the village going past both duck ponds and take a left turn into Sunnyside Road. Owen Cole Close is on the left hand side and the property can be found on the right.



Please note the marker reflects the postcode not the actual property

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Property Ref:
SFM110688 - 0006

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