



3 Holly Close, West Winch

King's Lynn PE33 0PW

£450,000

Bedrooms: 4 | Bathrooms: 3 | Receptions: 2

***** AVAILABLE WITH NO ONWARD CHAIN *****

Stunning, Modern 4 Double Bedroom Detached Home Turn-Key Ready

This exceptional, contemporary four double bedroom detached house offers stylish living spaces, premium finishes, and a wonderfully “cool vibe” throughout. Fully modernised, with a brand-new kitchen fitted in November 2025, new windows installed in September 2025, and a Hive heating system, this is a truly turn-key ready home that blends luxury with comfort.

Ground Floor

A striking entrance hall sets the tone from the moment you step inside, featuring an impressive glass and oak floating staircase and beautiful herringbone-pattern tiled flooring.

The brand-new kitchen is superbly fitted with Bosch appliances including oven, hob, dishwasher and fridge/freezer. A door opens into a handy side boot room, and an open walkway leads seamlessly into the dining room, which enjoys French doors opening out to the rear garden. The generous 24ft dual-aspect lounge is filled with natural light and also features French doors to the garden, creating a perfect indoor–outdoor flow. From the hallway, a door provides direct access into the double garage, complete with two electric roller doors. A beautifully fitted ground-floor shower room completes this level.

First Floor

Upstairs, there are four generous double bedrooms, including a principal bedroom with its own modern ensuite shower room. A further family bathroom serves the remaining bedrooms, all of which offer excellent proportions.

Outside

To the front, a spacious driveway provides ample parking for several vehicles, along with access to the double garage. A side gate leads to the south-facing rear garden, designed for low maintenance with artificial grass, raised beds, and a great degree of privacy, an ideal space for relaxing or entertaining.

Property Type: Detached House

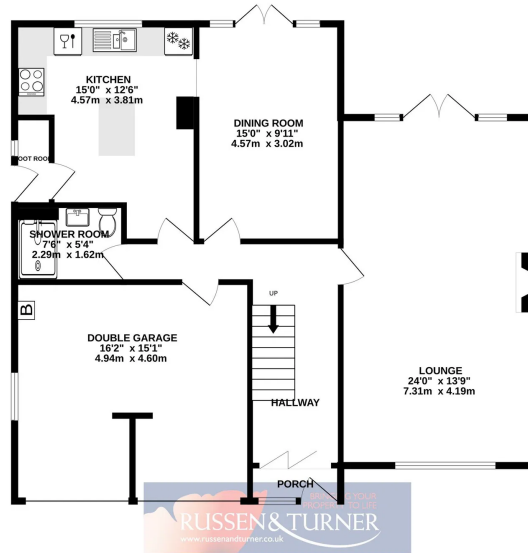
- Stunning modern home
- 4 Double bedrooms
- 3 Bath / shower rooms
- Modern kitchen fitted Nov '25
- New windows added Sept '25
- Hive heating system
- Modern yet comfortable design
- South facing garden
- Double garage
- Turn-key condition

Disclaimer

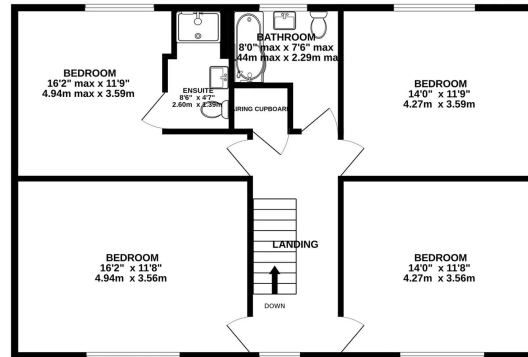
1. To meet money-laundering regulations, all buyers will need to complete an ID check. We'll ask you to provide the necessary documents, and there's a small fee of £20.50 per client for this service.
2. We do our best to make sure our property details are fair, accurate, and up to date, but they're meant 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.



GROUND FLOOR
1053 sq.ft. (97.8 sq.m.) approx.



1ST FLOOR
866 sq.ft. (80.4 sq.m.) approx.



TOTAL FLOOR AREA : 1918 sq.ft. (178.2 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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