



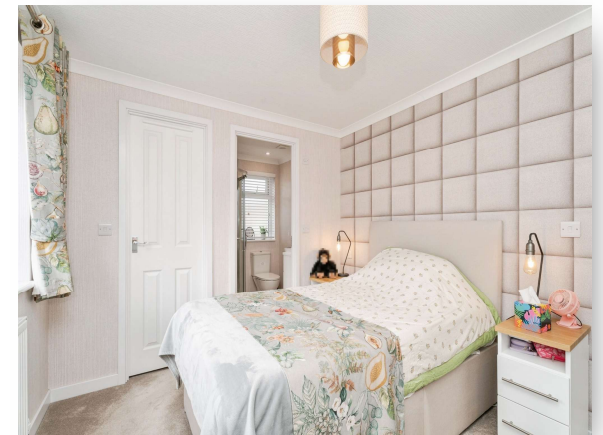
**Parklands Green Lane Estate, Pudding Norton, Fakenham NR21**

**7LU**

**welcome to**

**Parklands Green Lane Estate, Pudding Norton Fakenham**

This immaculately presented two bedroom detached Omar park home built in 2025 is located in a private location within the development and benefits from driveway parking, wraparound patio area and easy access to Fakenham town and the Norfolk countryside!



## Accommodation

### Entrance Hall

Carpeted flooring. Two tall standing cupboards. Door to the side. Radiator.

### Lounge/Dining Room

Carpeted flooring. One double-glazed bay window to the front, two to the side. Electric fireplace. Radiator.

### Kitchen

Vinyl flooring. Fitted with wall and base units. Eye level oven with gas hob and cooker hood. Built in dish washer. Built in fridge freezer. Stainless steel sink drainer. Window to the side.

### Utility

Adjoining kitchen utility with vinyl flooring. Fitted with wall and base units. Stainless steel sink drainer. Door to the side. Gas central heating boiler.

### Bedroom One

Carpeted flooring. Walk in wardrobe with radiator. Double-glazed window to the side. Radiator.

### En Suite

Fitted with WC, shower cubicle, wash hand basin and extractor fan. Vinyl flooring. Double glazed window to the rear.

### Bedroom Two

Carpeted flooring. Built in wardrobe. Double-glazed bay window to the side. Radiator.

### Shower Room

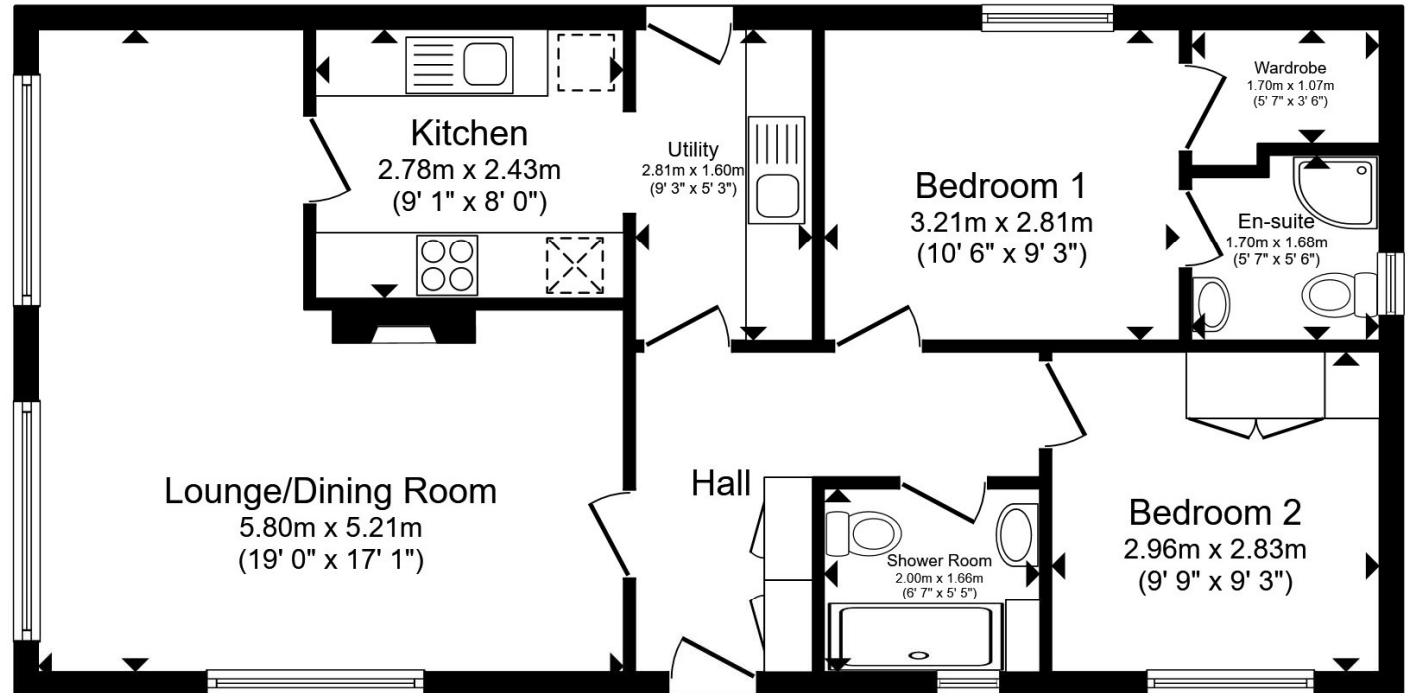
Fitted with WC, shower cubicle, wash hand basin and extractor fan. Vinyl flooring. Double-glazed window to the side.

### Rear Garden

Patio. Landscaped. Two metal sheds.

### Agent Notes

Driveway fitting 2-3 cars.



Total floor area 70.1 m<sup>2</sup> (755 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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## Parklands Green Lane Estate, Pudding Norton Fakenham

- Built in 2025 by Omar
- Two Bedrooms & Two Shower Rooms
- Driveway Parking and Low Maintenance Garden
- Over 45s Residential Development
- Immaculately Presented Throughout

Tenure: EPC Rating: Exempt

Council Tax Band: A

# £210,000



Please note the marker reflects the  
postcode not the actual property

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We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



Property Ref:  
FKM108790 - 0003

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