



**Crown Road, Dereham, NR20 4AE**

**welcome to**

**Crown Road, Dereham**

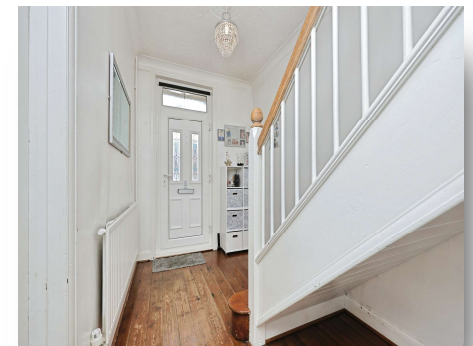
A three bedroom semi-detached house in Dereham with parking, a 160ft garden (STMS), two reception rooms and brand new gas boiler. Well presented throughout- a perfect family home!!



William H Brown are please to offer a early 20th Century semi-detached house in a sought after location closely situated to the centre of Dereham.

The property benefits from parking to the front, two reception rooms with an open fireplace in the living room and a modern kitchen downstairs with a boiler fitted in 2026. This leads to a cosy conservatory/utility area. Upstairs, there are three good sized bedrooms and a modern family bathroom.

One of the defining features of this desirable home is a south-west facing 160ft (STMS) garden complete with a covered pergola perfect for entertaining. The garden has two brick built outhouses, various patio and seating areas, a mixture of flowers, shrubs, vegetable patches, sheds and trees and is the perfect place for families to roam, to entertain guests or simply relax and enjoy the space and landscape.



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## Crown Road, Dereham

- Three Bedroom Semi Detached House
- Two Reception Rooms
- Living Room with Open Fireplace
- Modern Kitchen and Bathroom
- 160ft (STMS) garden Perfect for Entertaining

Tenure: Freehold EPC Rating: C

Council Tax Band: B

offers in excess of

**£250,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DRM117939 - 0008

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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