



Wright Drive, Scarning, Dereham, NR19 2TS

welcome to

Wright Drive, Scarning, Dereham

A 3 bedroom semi-detached house, offered for sale with NO ONWARD CHAIN, and occupying a well-regarded location in Scarning. The home benefits from a modern fitted kitchen with integrated appliances, lounge, family bathroom, private rear garden & tandem parking. Viewings advised!!



Description

Situated within easy reach of local amenities, this 3 bedroom semi-detached home offers an excellent opportunity for buyers seeking a property with further potential.

The ground floor features a welcoming lounge with stairs rising to the first floor, and a stylish kitchen complete with pantry and some integrated appliances. Upstairs, the first-floor landing gives access to three bedrooms - including a main bedroom with fitted wardrobe and a family bathroom.

Outside, the property benefits from a hard-standing driveway providing tandem parking and an enclosed rear garden. Further features include gas-fired central heating and double-glazed windows.

While the home would benefit from some slight enhancement, it is offered with no onward chain, making it an ideal purchase for those looking to move quickly.

The Accommodation

Double glazed external entrance door opening to;

Lounge

14' 3" x 12' 6" (4.34m x 3.81m)

Fitted carpet flooring, stairs rising to first floor landing, two radiators, double glazed bay window to front aspect and door opening to;

Kitchen

14' 3" x 9' 7" (4.34m x 2.92m)

A range of wall and floor mounted base units with complementary rolled edge work surfaces over, inset sink with mixer tap, tiled splashbacks, built-in electric oven, inset electric hob with concealed extractor over, integrated dishwasher, integrated fridge freezer, space for washing machine, pantry, wall-mounted boiler, tiled effect flooring, radiator, double glazed window to rear aspect and double glazed external door opening to the rear garden.

First Floor Landing

Fitted carpet flooring, airing cupboard housing hot water tank, loft access and doors opening to all bedrooms and bathroom.

Bedroom One

11' 9" x 11' 2" (3.58m x 3.40m)

Wooden flooring, built-in wardrobes, radiator and two double glazed windows to front aspect.

Bedroom Two

7' 7" x 7' 7" (2.31m x 2.31m)

Fitted carpet flooring, radiator and double glazed window to rear aspect.

Bedroom Three

8' 1" x 6' 6" (2.46m x 1.98m)

Wooden flooring, radiator and double glazed window to rear aspect.

Bathroom

Three piece suite comprising low level w.c, hand wash vanity unit, panelled bath with shower over, part tiled walls, tiled flooring, heated towel rail and double glazed obscure glass window to side aspect.

Outside

The property is approached by a hard standing driveway which provides tandem off-road parking. The remainder of the front is laid to lawn, complemented by a mature tree and a paved pathway leading to the main entrance.

Stepping out to the rear, the garden is laid predominately to lawn, alongside a paved patio seating area, ideal for outdoor entertaining and dining within the warmer months of the year. The space is further enhanced by numerous shrub beds, alongside a convenient storage shed. The garden is fully enclosed by timber fencing for privacy and benefits from gated entry to the front aspect.

Location

Scarning is a popular area adjoining the bustling market town of Dereham and also extends for about two miles to the old village of Scarning with its attractive church and a primary school. Dereham town itself is situated about 16 miles from the City of Norwich. It has a modern shopping centre, a full range of schools, hotels, churches and public houses. There are regular bus services to all the nearby towns and villages, together with a fantastic route into Norwich City centre. Dereham boasts many sport and leisure activities including Dereham Leisure Centre, which incorporates a full gymnasium, modern pool and indoor bowls. There is also a friendly and sociable golf club located off the well regarded Quebec Road.

directions to this property:

From William H Brown Dereham office, proceed through the town centre and bear left at the War Memorial. Continue down Swaffham Road and proceed along. Take the left hand turn into Chestnut Road and at the t-junction, turn right into Allwood Avenue. Continue to the bottom and turn right into Wright Drive. The property can be found on the left hand side, identified by our William H Brown "For Sale" board.



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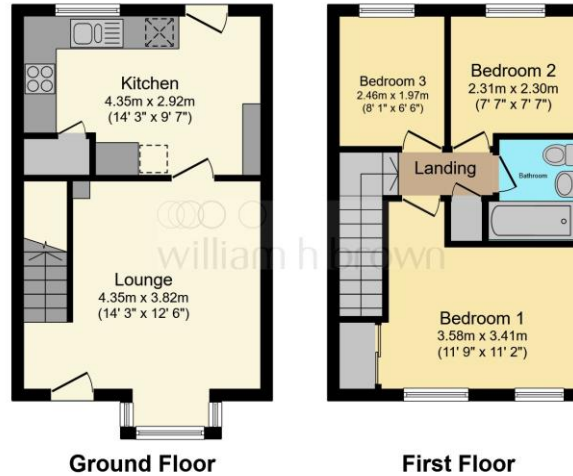
welcome to

Wright Drive, Scarning, Dereham

- **NO ONWARD CHAIN**
- 3 Bedroom Semi-Detached House
- Modern Kitchen With A Range Of Integrated Appliances
- Gas Fired Central Heating
- Double Glazed Windows
- Enclosed Rear Garden
- Tandem Driveway To Side
- Popular Location And Ideal For First Time Buyers Or Investors

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

£220,000



Total floor area 60.5 m² (651 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.focalagent.com



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Property Ref:
DRM117652 - 0004

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