



Rogers Close, Hopton Great Yarmouth NR31 9RS

welcome to

Rogers Close, Hopton Great Yarmouth

William H Brown are delighted to present this charming Bungalow, located in the delightful village of Hopton. Offering ample living space, with a driveway and garage as well as sizeable rear garden, this property is an ideal purchase for those looking to adapt to life on one level!

Entrance Hall

Double glazed front door. Door to bathroom. Carpet flooring. Radiator. Power points.

Lounge

Double glazed window to front. Door to kitchen and bedroom one. Carpet flooring. Tv and power points.

Kitchen

Double glazed window and door to rear. Lino flooring and part tiled walls. Fitted units and worktops. Sink and drainer. Built in airing cupboard. Plumbing for washing machine. Space for cooker. Space for fridge and freezer.

Bedroom One

Double glazed window to rear. Carpet flooring. Radiator. Power points. Double bedroom.

Bathroom

Lino flooring with part tiled walls. Wc and wash hand basin with vanity unit. Bathtub wth mixer taps. Shaving port. Extractor fan.

Front Garden

Grass to side with driveway leading to garage and pathway to front door. Side access gate to rear garden.

Rear Garden

Patio leading to grass with landscaped shrubbery beds surrounding. Enclosed by fencing. Rear door access to garage and side gate to front.

Garage

Double glazed window to rear. Up and over door. Running electricity.





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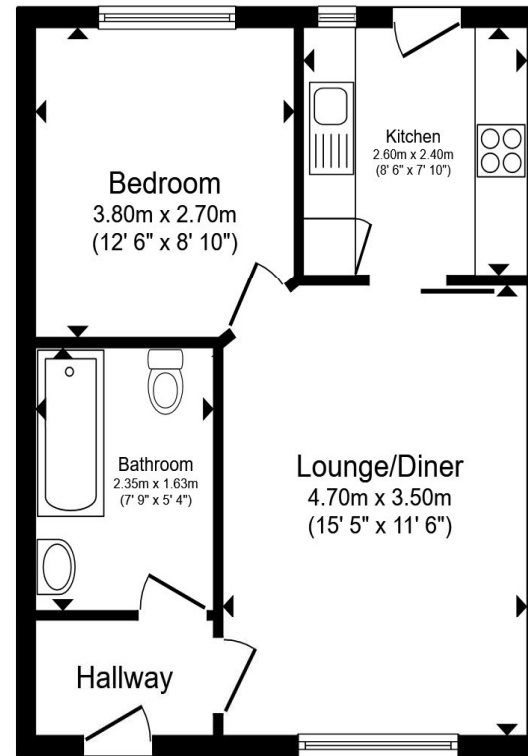
Rogers Close, Hopton Great Yarmouth

- SEMI DETACHED BUNGALOW
- DRIVEWAY AND GARAGE
- FRONT AND REAR GARDEN
- VILLAGE LOCATION
- CLOSE TO AMENITIES

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

offers in excess of

£175,000



Total floor area 41.9 m² (451 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


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Property Ref:
LOW109813 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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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