



**Halifax Close, Attleborough, NR17 1FY**

**welcome to**

**Halifax Close, Attleborough**

This well presented two-bedroom mid terraced property is available on 30% shared ownership and offers an ideal opportunity for first time buyers or those looking to get on the property ladder



## Description

This well presented two-bedroom mid terraced property is available on 30% shared ownership and offers an ideal opportunity for first time buyers or those looking to get on the property ladder.

The property comprises a welcoming entrance hall, a modern fitted kitchen with a range of wall and base units, with access to the enclosed rear garden, and a convenient downstairs W.C. Upstairs, the property benefits from two well-proportioned bedrooms and a contemporary family bathroom with three-piece suite.

Externally, the home features an enclosed rear garden.

## Kitchen

7' 8" x 4' 5" ( 2.34m x 1.35m )

Selection on wall mounted and base level cupboards, Gas hob and extractor fan, electric oven, built in fridge freezer, space wash washing machine with plumbing, double glazed window to front, sink with drainer and mixer tap.

## Downstairs Cloakroom

WC, Hand wash basin, extractor fan, laminated flooring.

## Lounge

13' 8" x 13' 7" ( 4.17m x 4.14m )

Fitted carpet, radiator, double glazed windows to rear aspect, french doors to rear enclosed garden

## Landing

fitted carpet, doors to bedrooms and family bathroom, airing cupboard loft access.

## Bedroom 1

13' 8" x 9' 2" ( 4.17m x 2.79m )

fitted carpet, double glazed window to rear aspect, built in wardrobes, radiator.

## Bedroom 2

13' 4" x 9' 9" ( 4.06m x 2.97m )

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

## Family Bathroom

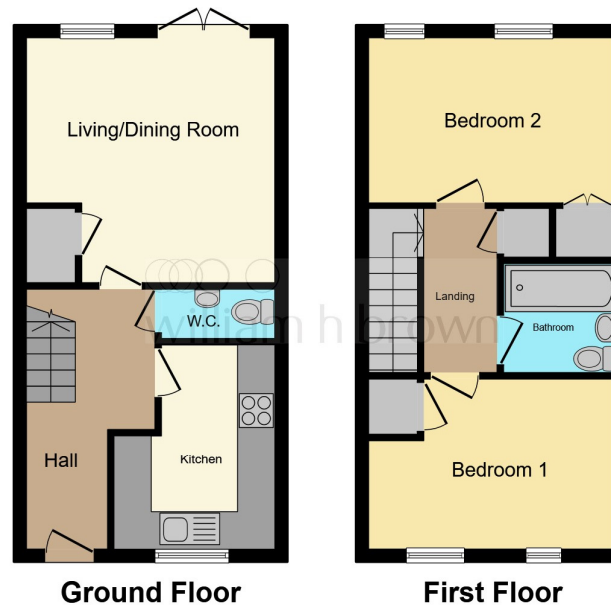
W, Bath with over bath shower, hand wash basin extractor, towel rail radiator.

## Enclosed Rear Garden

Mainly laid to lawn, with patio area and path leading to garden gate.

## Two Off Road Parking Spaces

off road parking space for two cars.



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](http://www.focalagent.com)



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## Halifax Close, Attleborough

- \*\*30% Shared ownership \*\* Ideal First-time buyer Property.
- Two-bedroom Mid Terrace
- Modern fitted kitchen
- Lounge
- Two double bedrooms
- Rear enclosed garden
- Two off road parking spaces.

Tenure: Leasehold EPC Rating: B Council Tax Band: B Service Charge: 94.61

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 22 Dec 2022. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £66,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
ATB110008 - 0003

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