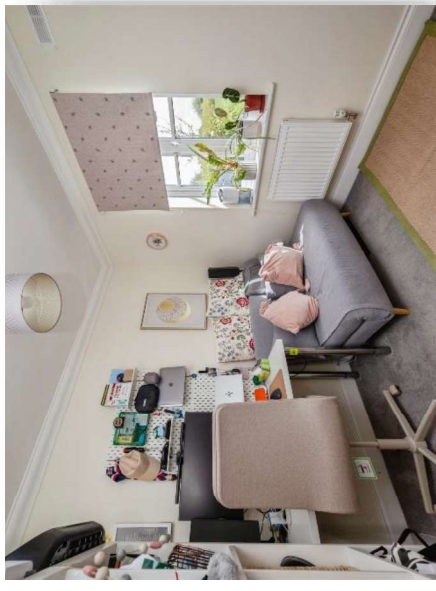
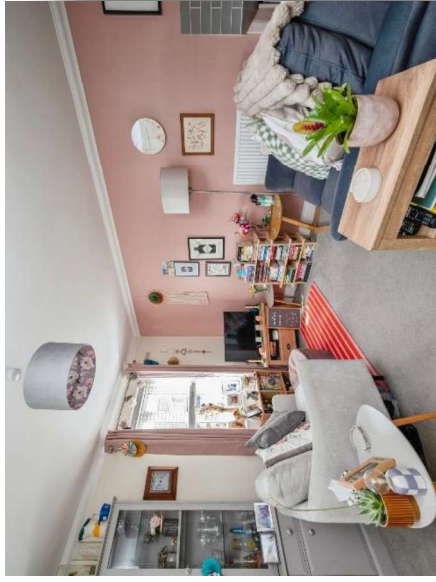
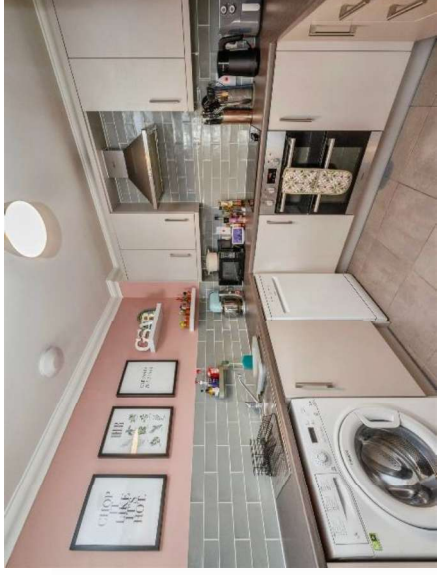


Peake House, Smedley Close, North Walsham NR28 0FL

welcome to

Peake House, Smedley Close, North Walsham

Well-presented apartment in a popular North Walsham development, offering modern, low-maintenance living close to local amenities, transport links and the town centre.



Modern Ground Floor Apartment • Popular Residential Location • Ideal First Home or Investment.

Located within a sought-after development on the outskirts of North Walsham, this well-presented apartment offers modern, low-maintenance living in a convenient setting close to local amenities, transport links and the town centre.

This property would make an excellent first-time buy, downsizing option, or buy-to-let investment.

Accommodation Comprises:

Entrance hall with storage, two bedrooms, including: primary bedroom with ensuite shower room, second double bedroom, spacious lounge/diner, modern fitted kitchen, contemporary bathroom and access to communal garden.

Lounge

Two double-glazed windows to front aspect, fitted blinds, two radiators, TV point, fibre broadband, carpeted flooring.

Kitchen

Fitted kitchen with a range of wall and base units with work surfaces over tiled splashback, plumbing for washing machine and dishwasher, extractor fan, electric oven, hob and hood, space for fridge/freezer, 1.5 stainless steel sink and drainer, tiled flooring.

Hallway

Airing cupboard, coat cupboard, fuse box, radiator, intercom, carpeted flooring.

Bedroom One

Double-glazed windows to front and side overlooking protected green area, double built in wardrobe, radiator.

Ensuite

Double-glazed window to side aspect, shower cubicle, tiled splashback, shaving point, WC, wash hand basin, extractor fan, radiator, vinyl flooring.

Bedroom Two

Double-glazed window to side aspect, radiator, boiler cupboard with gas central heating boiler, single built-in wardrobes, carpeted flooring.

Bathroom

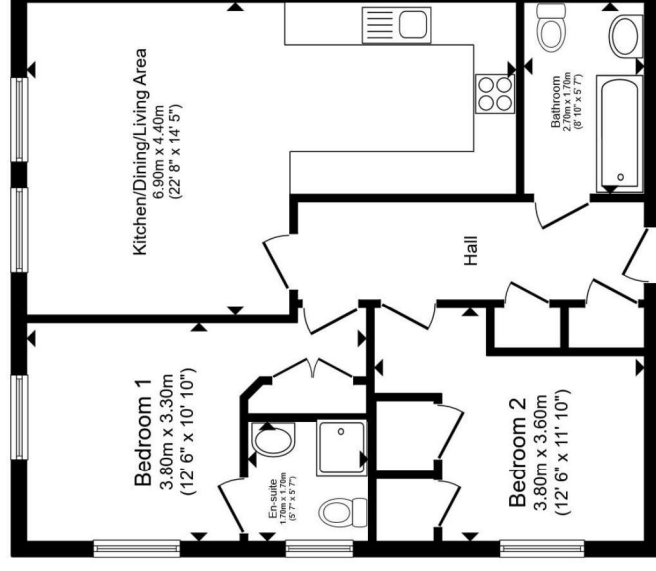
Part tiled, bath, WC, wash hand basin, radiator, shaving point, extractor fan, vinyl flooring.

External

Access to communal garden, bin store, communal bike shed.

Parking

One allocated parking space.



Total floor area 65.8 m² (708 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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welcome to

Peake House Smedley Close, North Walsham

- Modern ground floor apartment in a popular residential development
- Ideal first-time buy or investment opportunity
- Two bedrooms, including primary with ensuite shower room
- Access to communal garden
- Convenient location close to town centre, transport links and amenities

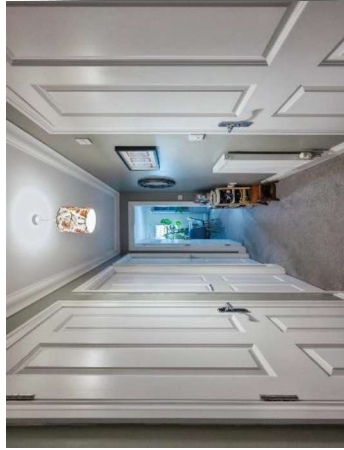
Tenure: Leasehold EPC Rating: B

Council Tax Band: A Service Charge: 1034.00

Ground Rent: 115.00

This is a Leasehold property with details as follows: Term of Lease 125 years from 01 Jan 2016. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£190,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NWM110111 - 0004



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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.

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