



Birch Close, North Walsham NR28 0UD

welcome to

Birch Close, North Walsham

This immaculately presented, two bedroom end terraced house is set within walking distance to the town centre, with allocated parking and a good sized garden, this would make an ideal first time buy being offered with No Onward Chain!



Description

Located in a popular residential cul de sac towards the outskirts of the market town of North Walsham is this stunningly appointed end terrace home with two double bedrooms, 'Wren' kitchen fitted in 2023, modern shower room, boiler replaced in 2026, larger than average front and rear garden, allocated parking double glazing and no onward chain. This is an ideal home for anyone looking for a future proof property for years to come. The property offers accommodation comprising lounge, kitchen/ diner, two bedrooms and a bathroom. Externally, the property benefits from an allocated parking space, front garden mainly laid to lawn with side access gate to the rear, the rear garden has both lawn and patio areas.

Lounge

Double glazed door and window to the front aspect, stairs to the first floor, television point, telephone point, radiator, carpeted flooring and meter cupboards.

Kitchen/ Diner

Immaculately presented kitchen fitted in 2023 with a range of wall and base units with work surfaces over, electric oven and hob with cooker hood above, ceramic sink/ drainer, built in fridge/ freezer, built in washing machine, tiled splashback, radiator, vinyl flooring, double glazed window and door to the rear aspect with fitted blinds.

First Floor Landing

Access into loft space, doors to bedrooms and bathroom, carpeted flooring.

Bedroom One

Double glazed window to the front aspect, radiator, carpeted flooring and over stairs cupboard.

Bedroom Two

Double glazed window to the rear aspect, radiator and carpeted flooring.

Bathroom

Suite comprising walk in shower cubicle, wash hand basin with vanity unit, WC, built in storage cupboard, heated towel rail, extractor fan, part tiled walls, vinyl flooring and a double glazed, privacy window to the side aspect.

Exterior

The property benefits from an allocated parking space to the front, front garden mainly laid to lawn with patio walkway to front door and side access to the rear. The rear garden is landscaped, fully enclosed and benefits from both patio and lawn areas, bordering flower beds, garden shed and an outdoor tap.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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Birch Close, North Walsham

- Immaculately Presented Throughout
- Kitchen Fitted in 2023
- Corner Plot with Front & Rear Gardens
- End Terraced House
- Allocated Parking

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

£210,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NWM110276 - 0002

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