



Thetford Road, Watton Thetford IP25 6PN

welcome to

Thetford Road, Watton Thetford

Spacious 3-bed bungalow in Watton with generous living areas, large garden, garage, and modern comforts including double glazing, newly fitted boiler, and built-in appliances.



Entrance Hall

Wooden flooring, two radiators, UPVC window to the front aspect

Cloakroom

Low level WC, pedestal handwash basin, frosted window to the rear aspect

Lounge

20' 7" x 14' 5" (6.27m x 4.39m)

Carpet flooring, radiator, gas central fireplace, door to conservatory, UPVC double glazed window to the side aspect

Dining Room

14' 5" x 11' 6" (4.39m x 3.51m)

Wooden flooring, bay UPVC window to the front aspect, radiator, serving hatch

Reception Room 3

20' 6" x 16' 7" (6.25m x 5.05m)

Wood effect flooring, French door to the rear

Kitchen

14' 5" x 9' 9" (4.39m x 2.97m)

Tiled flooring, built in dishwasher, inset sink, range style cooker, extractor hood, range of wall mounted low-level units, complimentary work surfaces, window dual aspect, space for fridge-freezer

Utility Room

7' 2" x 6' 2" (2.18m x 1.88m)

Space for tumble dryer, inset 1.5 sink, window to the rear aspect, boiler fitted end of Jan 2025

Conservatory

8' 3" x 10' 6" (2.51m x 3.20m)

Carpet flooring, UPVC all around, brick foundations

Hallway

carpet flooring, radiator, window to the side aspect, storage cupboard

Bedroom 1

11' 5" x 12' 7" (3.48m x 3.84m)

Carpet flooring, radiator, bay window, built in wardrobe

Bedroom 2

10' 4" x 9' 9" (3.15m x 2.97m)

carpet flooring, radiator, two built in wardrobes, UPVC window to the side aspect

Bedroom 3

10' 2" x 8' 9" (3.10m x 2.67m)

Carpet flooring, double glazed UPVC window to the side aspect, built in wardrobe

Bathroom

Four piece suite comprising of; low-level WC, vanity handwash basin, shower, panelled bath, wall-mounted heated towel rail, frosted window to the rear

Outside

Brick weave patio, laid to lawn, large garage with side access door, wooden shed, enclosed flower beds, greenhouse - Garage measurements (23' 6" (7.3m) x 12'(3.7m)



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Thetford Road, Watton Thetford

- Three Spacious Bedrooms
- Modern Kitchen with Built-in Dishwasher
- Newly Fitted Boiler
- UPVC Double-Glazed Windows Throughout
- Detached Garage and Private Driveway

Tenure: Freehold EPC Rating: D

Council Tax Band: E

£425,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
WAT108878 - 0004

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