



Walnut Close, Foulden, IP26 5AN

welcome to

Walnut Close, Foulden

>> NO ONWARD CHAIN!! A very well presented 2 bedroom detached bungalow, occupying a delightful location within the semi-rural village of Foulden. Boasting a modern fitted kitchen and bathroom, the property further offers a generous, low maintenance corner plot with driveway parking and garage!



Accommodation:

UPVC part glazed external entrance door opening to:

Entrance Hall

Airing cupboard, radiator, doors opening to the kitchen, both bedrooms and family bathroom, further door opening to:

Lounge

15' 11" x 11' 5" (4.85m x 3.48m)

Radiator, television point, inset ceiling spotlights, carpet flooring, dual aspect UPVC double glazed windows to the front and side with fitted window shutters.

Kitchen

11' 7" x 9' 3" (3.53m x 2.82m)

A comprehensive range of wall and floor mounted fitted kitchen units with wood effect work surfaces over, inset sink unit with mixer tap, tiled splash backs and surrounds, built-in oven and fitted hob with concealed cooker hood over, integrated dishwasher, plumbing for washing machine, floor mounted oil fired central heating boiler (serving domestic hot water and heating systems), radiator, wood effect flooring, UPVC double glazed window to the rear aspect, UPVC part glazed external entrance door opening to the rear garden.

Bedroom 1

11' 11" x 8' 10" (3.63m x 2.69m)

Built-in storage cupboards, radiator, inset ceiling spotlights, carpet flooring, UPVC double glazed window to the front aspect with fitted window shutters.

Bedroom 2

9' 2" x 8' 4" (2.79m x 2.54m)

Two fitted storage wardrobes, radiator, carpet flooring, UPVC double glazed window to the front aspect.

Family Bathroom

Suite comprising back to wall w.c, vanity hand wash basin with storage under and panelled bath with

hand-held shower attachment over, tiled splash backs and surrounds, radiator, inset ceiling spotlights, wood effect flooring, UPVC double glazed window to the rear aspect.

Outside

This property sits in the centre of a lovely corner plot, which is laid mainly to lawn to the front and side elevations. A pathway leads to the main entrance door, with a driveway providing off-road parking and access to the single garage. The boundary is retained by a recently installed fence to the front and side.

Garage

Electrically operated garage door, power and lighting connected.

Location

Foulden is located approximately 8 miles from the historic market town of Swaffham and just over 9 miles from Brandon. The village of Foulden boasts a Church and a refurbished village hall, which is available for private hire and has regular activities including a community bar once a month. There is also a recreation ground and Foulden Common, which is a Site of Specific Interest. Further amenities and facilities can be found in Swaffham, including many public houses, restaurants and cafes, together with supermarkets and smaller shops. Within the town there are schooling facilities for all ages and sport and leisure facilities. Swaffham market is held every Saturday and has stalls including fresh meat, fruit & vegetables, cheeses, eggs, housewares, confectionery, tools and plants. There are direct train links to Cambridge and London Kings Cross from nearby Downham Market.

Council Tax Band

This property is Council Tax band B.

Please note that once a sale takes place, the Council Tax band will be reviewed and may be subject to change.



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welcome to

Walnut Close, Foul登

- Modernised 2 bedroom detached bungalow
- Re-fitted kitchen and bathroom
- Corner plot gardens
- Driveway parking and garage with electric door
- Oil fired radiator central heating

Tenure: Freehold EPC Rating: E

Council Tax Band: B

offers in excess of

£230,000



directions to this property:

Upon entering the village of Foul登 from the Swaffham direction, proceed along White Hart Street, and take the left hand turn onto School Road. Take the next left hand turn onto Walnut Close and as the road bears around to the left, the property will be found on the right hand corner, identified by our William H Brown "For Sale" board.



Please note the marker reflects the postcode not the actual property

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Property Ref:
SFM110847 - 0003

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