



Shared ownership , 6 Woodcock Road, Cromer, NR27 0FA

Guide Price £187,506

- 75% shared ownership
- Family bathroom & Cloakroom
- Two bedrooms
- EPC Rating: TBC

A beautifully presented 2 bed semi-detached modern property built by local reputable developers Norfolk Homes. Its location is just a short walk to the town centre and the sea front in a quiet cul-de-sac. Call Henleys for more details. 75% Shared ownership.



Property Description

OVERVIEW

A delightfully presented 2 bed semi-detached modern property located just a short distance to the town centre. With allocated parking, and gardens, this would make a lovely first home.

The property also benefits from being situated in walking distance of Roughton Road Train Station and within a mile of Cromer centre.

ENTRANCE HALL

A composite woodgrain front door opens to the hallway. From the hall, solid oak veneered doors open to the lounge and WC. Carpeted stairs rise to the first floor.

CLOAKROOM

Dual flush low-level WC and a wash hand basin. Double glazed opaque window to the front aspect.

LOUNGE

Double glazed window to the front aspect. TV and satellite points. Built in under stairs cupboard. Large archway leads to the Kitchen-Dining room. Wall mounted radiator and carpeted flooring.

KITCHEN DINER

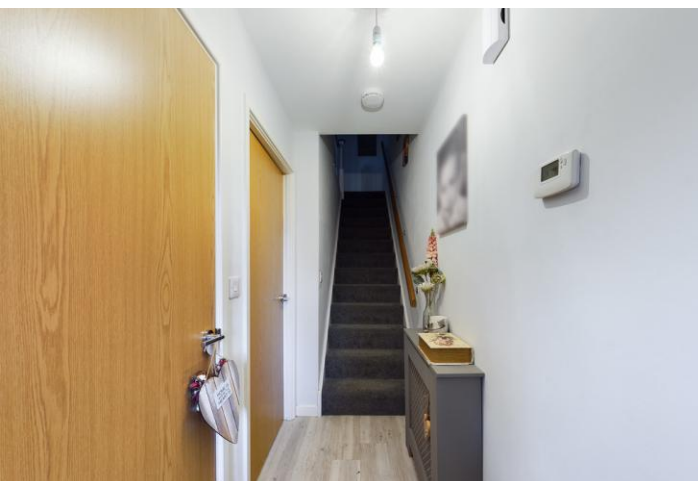
Double glazed window to the rear aspect with French doors opening to the rear garden. The kitchen area has a range of base and wall mounted units with worktops over. Integral appliances include a four ring gas hob with a stainless steel extractor fan and downlight over built-in electric oven and grill, dishwasher. Space and plumbing for a washing machine. Wall mounted radiator.

LANDING

Doors lead to the two bedrooms, the bathroom and the airing cupboard.

BEDROOM

Double glazed window to the front aspect with carpeted flooring, wall mounted radiator and a built-in wardrobe.





BEDROOM

Double glazed window to the rear aspect with carpeted flooring and a built in wardrobe with sliding doors.

BATHROOM

Three piece suite includes a bath with show over, low-level dual-flush WC and a wash hand basin. Wall mounted radiator and extractor fan.

AIRING CUPBOARD

Hot water tank with twin immersion heaters and slated shelving



GARDEN

The enclosed rear garden has an artificial grassed area, a patio area, decking area and small timber shed

AGENTS NOTE

EPC Current 83B

POTENTIAL 96A



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.