

propertyladder

# Valley Gardens, North Walsham, NR28 9QE

Detached Three Bedroom Bungalow Within A Cul-De-Sac!

GUIDE PRICE £300,000 freehold

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# TRANQUIL CUL-DE-SAC, STYLISH RETREAT!

Tucked away in a cul-de-sac in the popular market town of North Walsham, this well presented detached bungalow has been much improved by its current owner in recent years. Offering spacious and flexible accommodation, the property features an entrance hall, three well-proportioned double bedrooms, with two located at the front and a master bedroom at the rear with views over the garden. The layout also includes a fitted kitchen, a recently fitted contemporary shower room, a generous living room, and a bright conservatory that benefits from a newly installed roof. Immaculately maintained throughout, the bungalow is in excellent condition and still offers exciting potential for further development, particularly with its exceptional loft space, ideal for conversion (STPP).



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### **Overview**

- Detached Bungalow
- Three Double Bedrooms
- Driveway & Garage
- Large Enclosed Garden
- Spacious Living Room
- Bright Conservatory With New Roof
- Recently Fitted Shower Room
- Scope For Further Potential (STP)
- Quiet Cul-De-Sac Location
- Outbuilding With Power



power



### Location

North Walsham is a bustling market town offering schooling for all ages, easy access to the city and also the North Norfolk coast plus all essential shops and amenities plus its local train station which is approx. 0.8 miles away. You can walk to attend a weekly market in the town centre, a range of supermarkets, GP surgeries, parks and schools for all ages are also available. You can find the UEA, Science Park & University hospital around 18 miles away, 12 miles to Norwich Airport, 15 miles to Norwich Railway Station giving access to London and further afield plus 8.3 miles to Cromer!











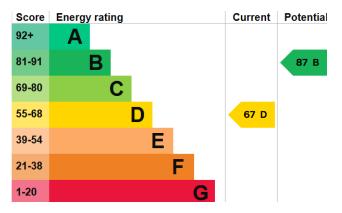
### **Outside**

Outside, the bungalow benefits from a private driveway offering off road parking, leading to a single garage that provides additional parking or storage. To the rear, the property boasts a generous and enclosed garden, consisting predominantly of laid lawn, bordered by shrubs and trees. A paved patio area provides a perfect spot for seating, whilst an outbuilding, previously used a bar, has power. GROUND FLOOR 947 sq.ft. (88.0 sq.m.) approx.



TOTAL FLOOR AREA: 947 sq.ft. (88.0 sq.m.) approx. White very direct problem has been nate to come the security of the floor plan contained here measurements of doors, webdows, scene and any other terms the security of the floor plan contained in the security consistion or measurement. This plan is to flustrate perspectision of number of the security prospective purchase. The services, systems and applicables shown have not been tested and no guarantee and to the web security of the securit

#### FULL EPC AVAILABLE UPON REQUEST



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#### COUNCIL TAX BAND: C

LOCAL AUTHORITY: NORTH NORFOLK DISTRICT COUNCIL

SERVICES CONNECTED: MAINS WATER, MAIN DRAINS, MAINS ELECTRICITY, GAS CENTRAL HEATING



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