

SHEFFIELD ROAD

Wymondham NR18 0HL

Freehold | Energy Efficiency Rating : D

To arrange an accompanied viewing please pop in or call us on 01953 438838

FOR SALE PROPERTY



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- No Chain!
- Close to Amenities & Schooling
- Scope to Remodel & Update
- Kitchen with Conservatory/Utility
- Open Plan Sitting/Dining Room
- Three Bedrooms or Two with a Study
- Gardens to Front & Rear
- Garage & Parking Provided

IN SUMMARY

NO CHAIN. Located in a RESIDENTIAL AREA of the EVER POPULAR MARKET TOWN of Wymondham, within easy walking distance of great LOCAL AMENITIES and with SCHOOLING ON YOUR DOORSTEP, This WELL PRESENTED detached bungalow is ready to go but could suit buyers looking to stamp their own mark on a property. Internally the accommodation comprises an ENTRANCE HALL leading to TWO DOUBLE BEDROOMS as well as a THIRD SINGLE BEDROOM, and a FAMILY BATHROOM. The sitting/dining room is OPEN PLAN with window to front and SLIDING PATIO DOORS to rear. Adjacent is the KITCHEN and CONSERVATORY/UTILITY room which finish the accommodation, and these divided rooms could also be knocked through to create a larger open plan space. Externally the rear garden is private and offers PLANTED BORDERS, shrubbery and TIMBER PANEL FENCING. To the front you will find a GENEROUS DRIVEWAY providing AMPLE PARKING as well as access to the garage.

SETTING THE SCENE

As you leave Tutttles Lane East and head towards Sheffield Road you pass the 'Robert Kett Public House' and a small shop parade with a handy 'East of England Co-op'. On the left-hand side of Sheffield Road the 'Ashleigh Primary School and Nursery' and the property can be found on the left-hand side also. Approached via a hard standing driveway providing off road parking for multiple vehicles, access to the gardens, garage and main property.

THE GRAND TOUR

Once inside this well-maintained home there is an alcove with scope to add coat hooks for cloak and boot storage or handy shelving for keys. The 'T' shaped hallway leads on to two generous double bedrooms, both with carpets underfoot, built-in cupboards of which one has a more extensive set of storage. The guest bedroom window faces to front and the main bedroom overlooks the rear garden. Continuing through the accommodation, the study/bedroom is on the left-hand side and directly opposite is the door into the kitchen which in turn leads to the conservatory/utility room. Both of these spaces could be knocked through with kitchen cupboards and worktop space being created as part of a kitchen replacement if required. There is also scope to remodel the wall adjoining the sitting/dining room which currently runs the depth of the bungalow and has sliding patio doors to the rear garden.



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THE GREAT OUTDOORS

Boasting a non-overlooked rear aspect and benefiting from the south sun almost all through the day, the gardens are largely laid to lawn. There is pathway which runs to both sides of the property with secure gated access along the side of the property. Also within the gardens there is an area of patio with ample space for a garden furniture set.

OUT & ABOUT

The property is located in the market town of Wymondham, and within walking distance to a very good range of everyday amenities including shops, leisure centre and doctors surgery. Situated approximately 10 miles south west of Norwich, fantastic access leads to the A11. The town also has a railway station with direct trains to Norwich to Cambridge. Excellent schooling can be found at Wymondham College & Wymondham High School, both are highly thought of within the area.

FIND US

Postcode : NR18 0HL

What3Words : ///highbrow.charts.duties

VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

AGENTS NOTE

The property is adjacent to a primary school.

Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are 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.

Price:



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GIRAFFE 360
 While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

(1) Excluding balconies and terraces

Approximate total area⁽¹⁾
 1017.62 ft²
 94.54 m²

