

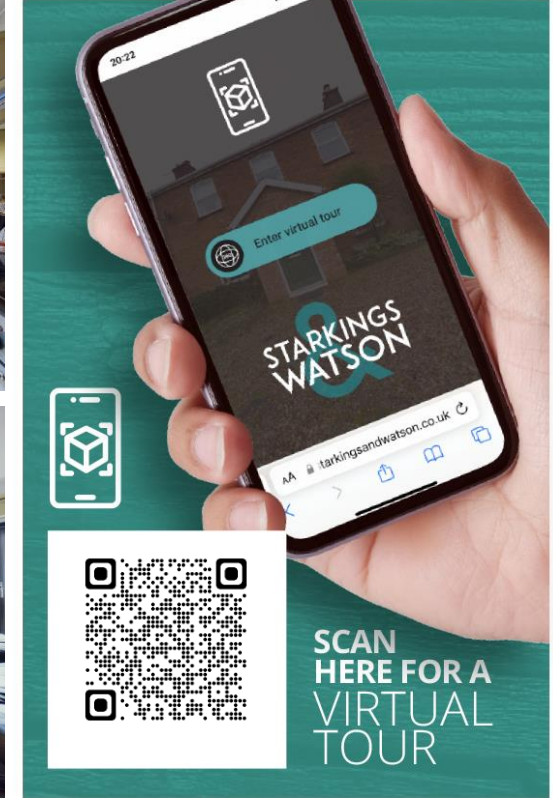
CHURCH LANE

Bunwell, Norwich NR16 1SL

Freehold | Energy Efficiency Rating : C

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

FOR SALE PROPERTY



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- Detached Bungalow
- Countryside Setting with Field Views
- Kitchen with Utility Area
- Sitting & Dining Room
- Family Bathroom & Separate W.C
- Three Bedrooms & Home Office
- Private Gardens to Rear
- Off Road Parking & Garage

IN SUMMARY

This DETACHED 1300 Sq. ft (stms) BUNGALOW is C RATED for ENERGY EFFICIENCY with SOLAR PANELS assisting with the running costs. The plot itself is close to 0.2 ACRES (stms), from the PARKING and GARAGE at the front of the plot to the boundary of the REAR GARDENS. The accommodation features an L-SHAPE ENTRANCE HALL with doors leading to ALL THREE BEDROOMS. Of these TWO are DOUBLE and the third would make a comfortable STUDY/HOME OFFICE. There is a SITTING ROOM, dining room, KITCHEN, cloakroom, UTILITY ROOM/STUDY, CONSERVATORY with the best view over the gardens, CLOAKROOM and FAMILY BATHROOM. There are an abundance of COUNTRYSIDE WALKS close by and the property lies only a short distance from WYMONDHAM.

SETTING THE SCENE

Set back from the road with ample off road parking and a single garage, there are mature trees and plantings to front with two bedrooms which enjoy the view. Looking between the two brick pillars either side of the driveway, the view just gets better and better

with field views opposite. The shingle driveway provides access to the main property and alongside the property to the rear gardens.

THE GRAND TOUR

Once inside, the first thing you notice is the wood flooring underfoot! The three rooms as you follow the accommodation to the right are the bedrooms, all with fitted carpets and uPVC double glazed windows. The first bedroom is a single which has built-in storage and a vanity unit. The two double bedrooms have built-in wardrobes with a mirrored glass on one of the doors. Both the shower room and separate W.C also lead from the hallway of which the shower room is finished with aqua-board splash-backs. The sitting room features a fireplace which is well lit by the natural light which streams in through the uPVC double glazed window which faces to front. Following the accommodation around, the dining area leads through a sliding patio door into the Conservatory and there is an internal door which takes you to the kitchen. This deceptively spacious room has an area for tucking away the white goods but in the centre of the kitchen, space has been provided for a 'Rangemaster' style oven with tiled splash-back and extractor fan above. There are doors leading from this room, one takes you outside and the other back to the entrance hall. The conservatory which has the best view of the garden, has been added to the central heating. A useful side room can also be found which is used as a utility area and home office.



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THE GREAT OUTDOORS

Immediately outside the kitchen/conservatory, there is a stone pathway which has more than enough room for a range of garden furniture. This pathway is shaped with curves and straight line pathways which take you across the rear of the property or to the end of the plot. Part of the landscaping undertaken included the addition of a pond to one side of the garden. Mature trees, hedging and shrubbery are all found in the gardens.

OUT & ABOUT

The property is situated in the heart of Bunwell, offering a rural feel with country views, wildlife and pleasant walks. Located to the north east of Diss between Diss and Wymondham and has a range of facilities including several shops, school, petrol station, transport etc. The village is also convenient for Norwich as the B1113 gives access through to the city.

FIND US

Postcode : NR16 1SL

What3Words : ///branched.ideas.zinc

VIRTUAL TOUR

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

AGENTS NOTE

The property has a sewage treatment plant to one corner of the gardens and solar panels installed to the roof.

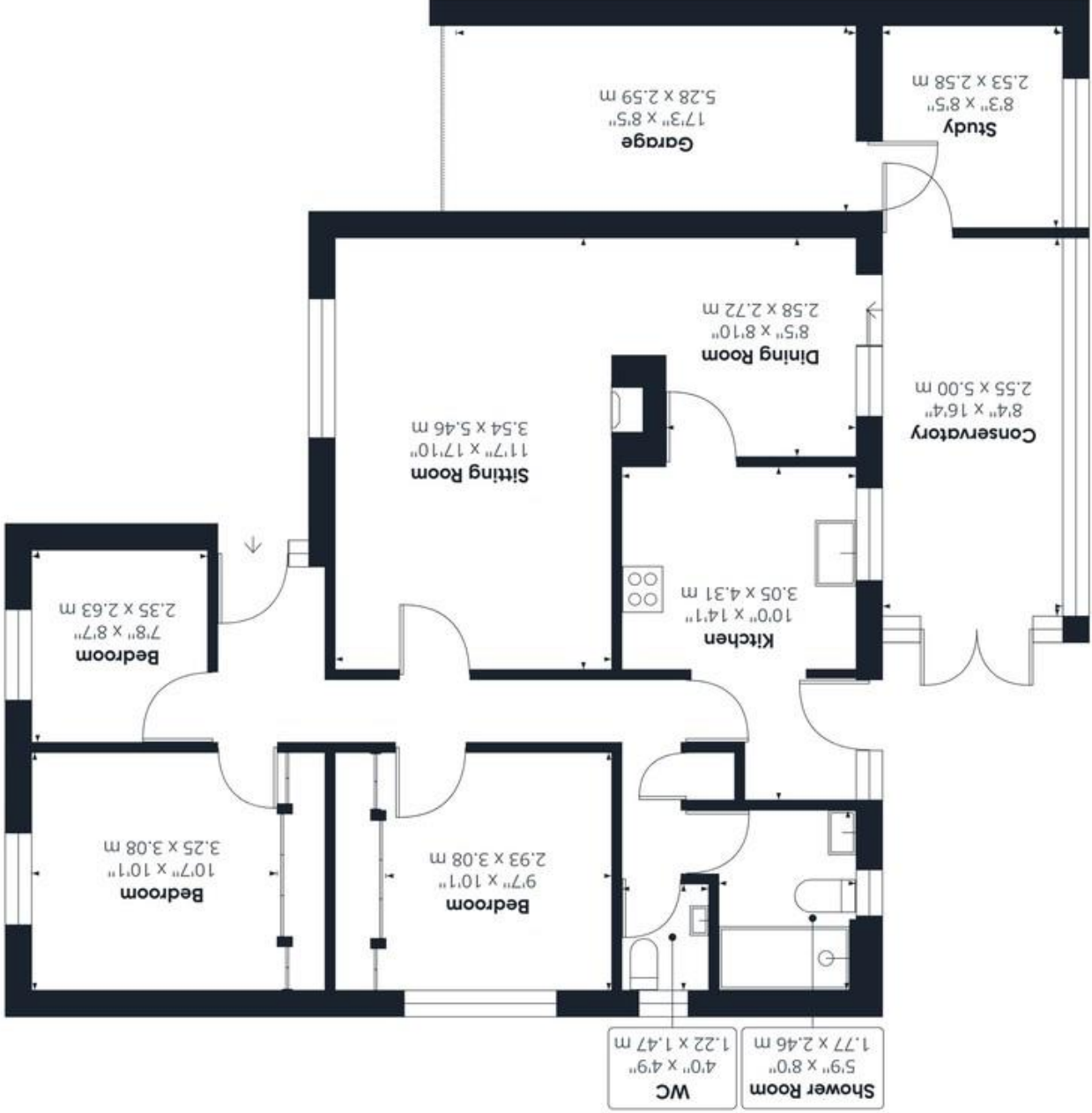
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Price:



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(1) Excluding balconies and terraces

Approximate total area⁽¹⁾
1293.51 ft²
120.17 m²

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.