

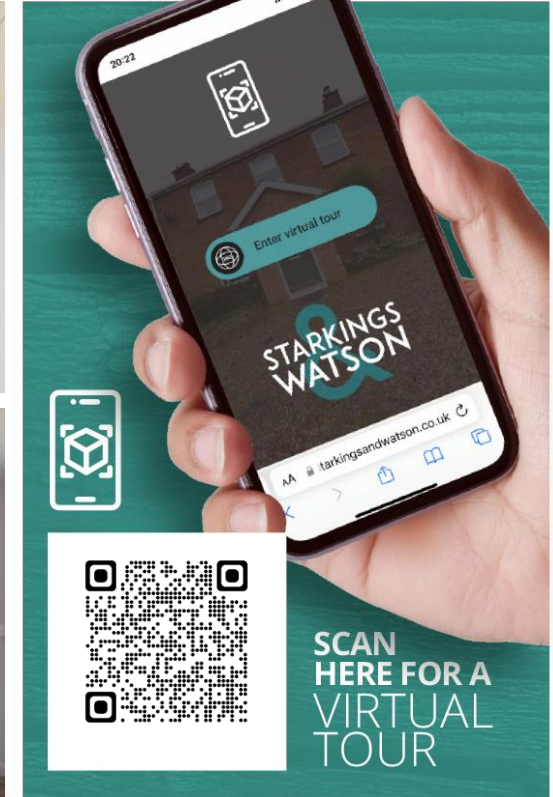
THE GREEN

Earsham, Bungay NR35 2SX

Freehold | Energy Efficiency Rating : E

To arrange an accompanied viewing please pop in or call us on 01986 490590

FOR SALE PROPERTY



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- No Chain!
- Semi-Detached Home
- Recently Decorated & Refreshed
- Large Main Sitting Room
- Kitchen & Dining Area
- Two Double Bedrooms & Further Single
- Off Road Parking & Garage
- South Facing Landscaped Gardens

IN SUMMARY

This attractive SEMI-DETACHED home is set within a QUIET CUL-DE-SAC within the popular and SOUGHT AFTER village of EARSHAM just a few minutes from the market town of BUNGAY. The property is offered with NO ONWARD CHAIN and has been recently refreshed and decorated and can certainly be moved STRAIGHT INTO! Internally, you will find an entrance hallway with W/C, a GENEROUS main RECEPTION room leading to the DINING AREA and then the kitchen. On the first floor you will find THREE BEDROOMS as well as the family bathroom. Externally, to the front there is OFF ROAD PARKING and an attached GARAGE and a PRIVATE SOUTH FACING GARDEN to the rear. The property would suit a number of potential purchasers but would make a great FIRST TIME PURCHASE.

SETTING THE SCENE

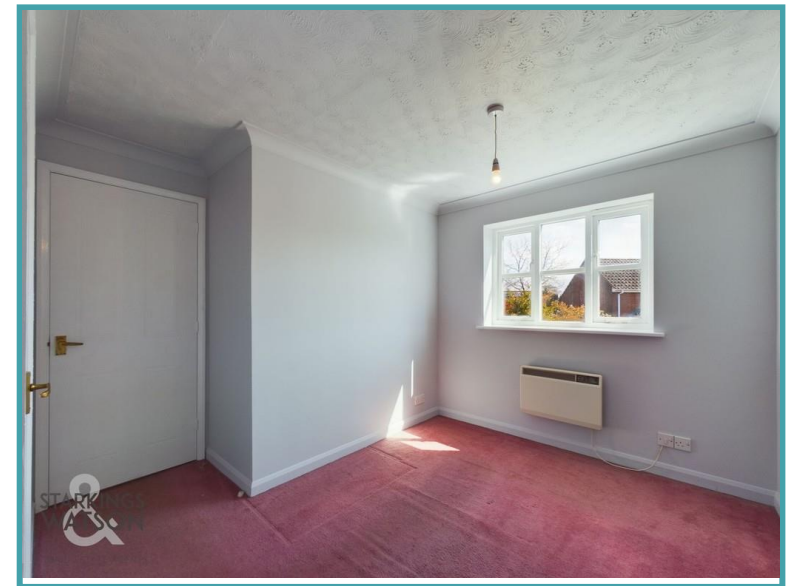
The property is approached via the cul-de-sac with hard standing off road parking leading to the attached single garage. To the front there is also a lawned front garden with mature shrubs and planting and pathway leading the main entrance door.

THE GRAND TOUR

Entering through the main entrance door to the front you will find a cloakroom as you enter on the right-hand side. The entrance hall leads into the main sitting room with a window to the front and access to a small lobby providing access to the first-floor landing. The sitting room also gives access to the dining room beyond which opens nicely via double doors onto the rear garden with a southerly aspect. The dining room is open plan to the kitchen with space for all white goods as well as an integrated electric oven and hob with extractor fan over. Leading up to the first floor landing you will find two bedrooms located to the front and another one to the rear being the main bedroom with built in storage cupboard. There is then a family bathroom in addition. There is also an attached single garage with power and lighting accessed from the front driveway completing the accommodation. The property benefits from double glazing and electric storage heating.

THE GREAT OUTDOORS

The predominantly south facing rear garden is private and enclosed with timber fencing surrounding. The garden is mainly laid to lawn with a large paved patio area leading from the double doors in the dining area. There is also a gated access leading to the front driveway adjacent to the garage.



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OUT & ABOUT

The property is situated within the village of Earsham, next to the quaint market town of Bungay. Within walking distance to the town centre, an extensive range of amenities including doctors, schooling, dentist, opticians, shops and restaurants. The City of Norwich to the North is about a 30 min drive away with a mainline train link to London Liverpool Street. The market town of Diss is about 19 miles away and provides further amenities and also benefits from a mainline link to London.

FIND US

Postcode : NR35 2SX

What3Words : ///kindness.conjured.pens

VIRTUAL TOUR

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

AGENTS NOTE

Buyers are advised that there are PV Solar Panels for the heating of the hot water.

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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<p>GIRAFFE 360</p> <p>While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.</p>	<p>Reduced headroom (below 1.5m/4.9ft)</p>	<p>(1) Excluding balconies and terraces</p>	<p>Approximate total area⁽¹⁾</p> <p>874.20 ft² 81.22 m²</p> <p>Reduced headroom</p> <p>9.08 ft² 0.84 m²</p>	<p>STARKINGS WATSON</p> <p>HYBRID ESTATE AGENTS</p>
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