



Orchard Close
Watlington PE33 0HN

BROWN & CO



Orchard Close, Watlington PE33 0HN

No Upward Chain

Detached Bungalow

Large Plot

Well Maintained Garden

Three Bedrooms

Opportunity to Improve

Large Driveway & Garage

Popular Village, Many Amenities

Mainline Station in Village to Ely, Cambridge & London



INTRODUCTION

Brown&Co offers a three bedroom, detached, bungalow in Watlington, Norfolk, a very popular and well appointed village south of King's Lynn and serviced further by mainline station to Ely, Cambridge and Downham Market.

LOCATION

Watlington is a popular village approximately 7 miles south of King's Lynn. The location is excellent for routes both into and out of the county of Norfolk. The Sandringham Royal Estate is 12 miles, the Norfolk coast is approximately 20 miles and the cities of Norwich, Peterborough and Cambridge are all under one hour's drive. Watlington is well appointed with a primary school, surgery, shop, public house and mainline station to Ely, Cambridge and London. The property is less than a five minute walk to the station.

THE PROPERTY

Outside, the property has a generous plot with large gravel driveway with parking and garage, a front garden and very well maintained rear garden with lawn and patio. Inside, the property comprises; reception hall, sitting room, kitchen breakfast room, three bedrooms and bathroom. The property would benefit from internal updating. There is no upward chain.

SERVICES

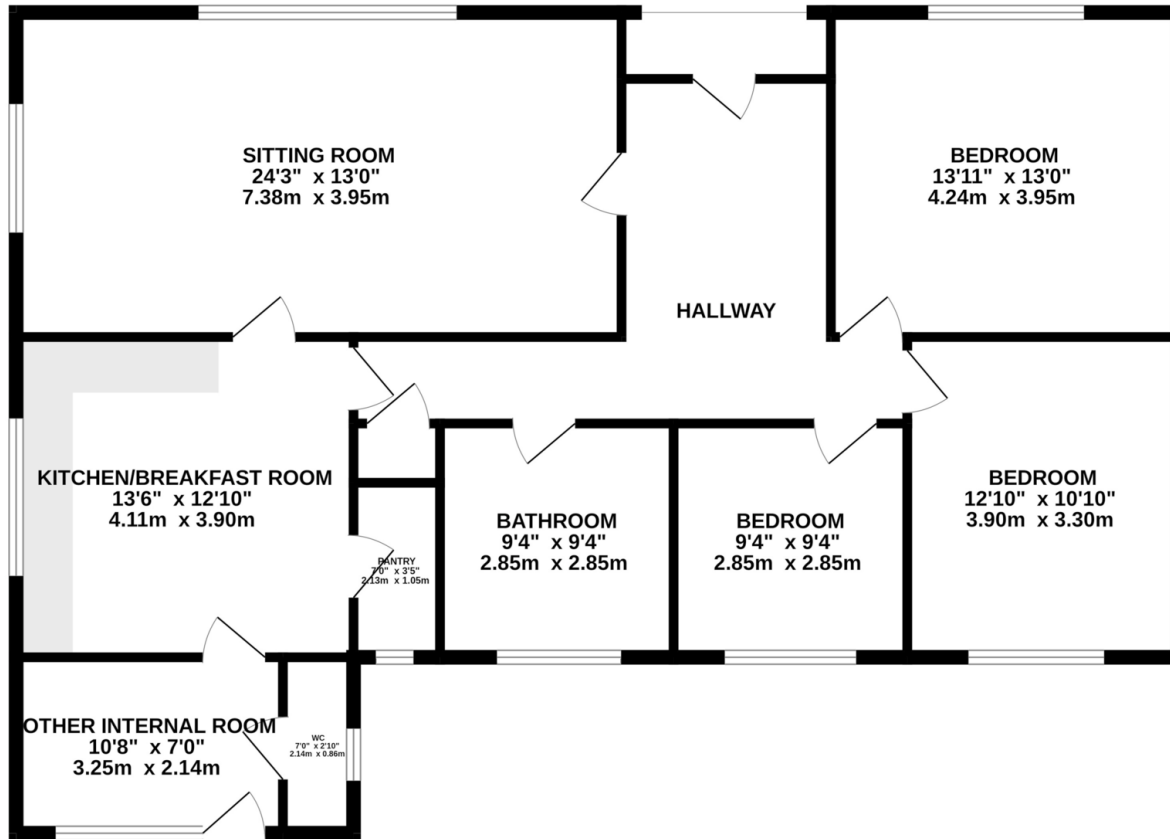
Mains water, drainage, electric and gas central heating. None of these services or appliances have been tested by the agent.

VIEWING PROCEDURE

Viewing of this property is strongly recommended. If you would like to view the property, please contact a member of the agency team on 01553 770771 / kingslynn@brown-co.com

BUYER IDENTITY CHECK

Please note that prior to acceptance of any offer Brown&Co are required to verify the identity of the buyer to comply with the requirements of The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulation 2017. Further, when a property is for sale by tender an I.D check must be carried out before a tender can be submitted. We are most grateful for your assistance with this.



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