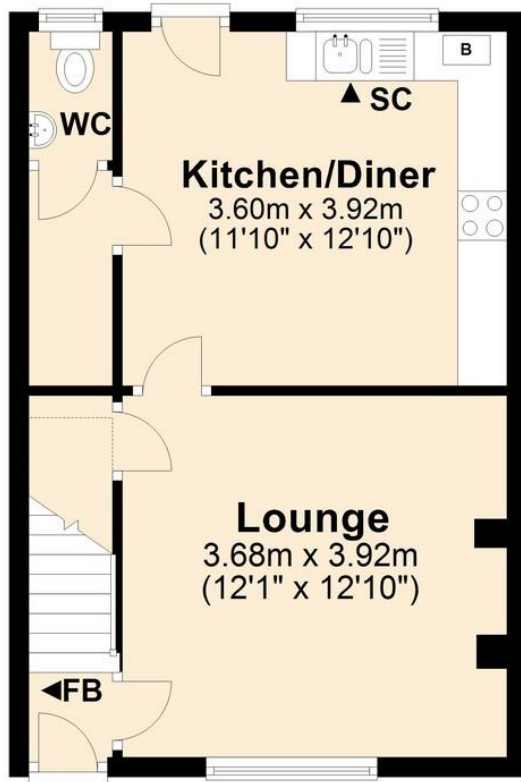


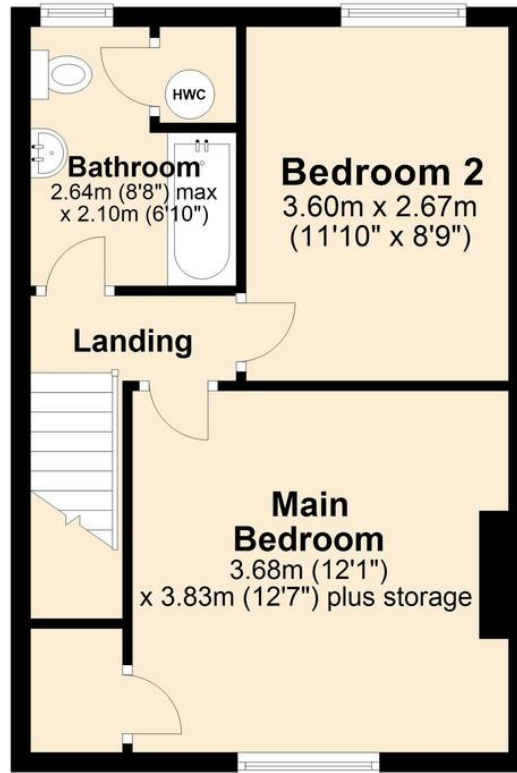
Ground Floor

Approx. 35.9 sq. metres (386.9 sq. feet)



First Floor

Approx. 35.9 sq. metres (386.9 sq. feet)



Total area: approx. 71.9 sq. metres (773.8 sq. feet)

OUTSIDE

Boasting a secluded plot within the village of Silfield, the property is fronted by a driveway providing off-road parking, with a utility pole to the front boundary. To the rear is the approx. 150' max. rear garden which features a patio area abutting the property and can be accessed via number 1, plus a brick-built storage shed with light and power. To the rear of the shed is an impressive lawn, bounded by mature hedging and boasting field views to the rear. The oil tank can be located within the rear garden space and there is also a ditch to the rear boundary before the fields.

DIRECTIONS

Head out of Wymondham on Silfield Road and turn right onto a continuation of Silfield Road, passing the new development on the left. Head over the A11 and follow the road, turn right onto Verdon's Lane, where the property can be found on the left-hand side, after the corner.

LOCAL AUTHORITY

South Norfolk

COUNCIL TAX BAND

B

Energy Efficiency Rating Current D 60 Potential B 91



01603 760 770
hello@dragonflylettings.com
www.dragonflylettings.com
Unit 4 Dragonfly Lane, Cringleford, Norfolk, NR4 7FF

Whilst we have endeavoured to ensure these details are a fair and accurate representation of the property at the point of listing, please note that they are for guidance purposes only and we do not seek advice from or liaise with management companies, planning departments or building control in their preparation. We strongly advise that you inspect the property and surrounding area on Google maps and street view prior to viewing. Please also note the photographs do not infer that items shown are included, the measurements quoted are approximate and the fixtures, fittings and appliances have not been tested, therefore no guarantee can be given that they are in working order. If there is any point which is of particular importance to you then please obtain professional confirmation of it.



Boasting a secluded plot within the village of Silfield, this mid-terraced cottage is ideally located for road links and Wymondham amenities.

The accommodation includes a practical kitchen/diner with garden access, plus a 12'10 lounge with feature electric fire. Whilst outside provides off-road parking and generous rear garden with brick-built storage shed, plus field views - call now to view!

Park Villas, Verdon's Lane

Silfield | Wymondham | Norfolk | NR18 9NY

£900 pcm

Mid-terraced cottage in a private yet convenient location

2 first floor bedrooms including storage to the main bedroom

Practical 12'10 kitchen/diner featuring integrated oven and hob, plus garden access

12'10 lounge with under-stair storage and a feature electric fire

Ground floor WC and first floor family bathroom with 3-piece suite

Oil fired central heating and double glazing

Off-road parking to the front of the property

Generous rear garden with lawn, patio, storage shed and field views

Ideally located for amenities, road links and Wymondham town centre

Available now!

