



Linden Tree Gardens, Bradwell, Great Yarmouth

£1,250 pcm - Tenancy Info

Energy Efficiency Rating : D

- ✓ Semi-Detached Bungalow
- ✓ Three Bedrooms
- ✓ Kitchen/Breakfast Room
- ✓ Family Bathroom
- ✓ External Office Space
- ✓ Private Rear Garden
- ✓ Garage and Driveway
- ✓ Recently Refurbished

To arrange an accompanied viewing please call our Centralised Hub on 01603 336116





IN SUMMARY

This recently renovated DETACHED BUNGALOW offers contemporary living and style in the QUIET CUL-DE-SAC setting. Situated in the COASTAL VILLAGE of Bradwell this property is nestled just a short walk from the stunning blue flag beach of GORLESTON-ON-SEA and an even shorter walk to all local amenities. Being with the catchment area of MULTIPLE PRIMARY and SECONDARY SCHOOLS too, you really do have it all on your doorstep. The RECENTLY RENOVATED, living spaces include an OPEN PLAN Kitchen/Dining room with the Kitchen being fully equipped with integrated appliances and a LARGE SITTING ROOM with uPVC French doors leading to the garden. To the front of the property you will find use of THREE BEDROOMS as well as a seamlessly finished FAMILY BATHROOM. Outside you will benefit from a PRIVATE DRIVEWAY and DETACHED BRICK GARAGE as well as an ENCLOSED REAR GARDEN predominantly laid to lawn with a PATIO sitting area.

SETTING THE SCENE

Sitting at the very top of this quiet Cul-De-Sac you will find the property set back from the road tucked behind a low level brick wall with trimmed hedges just behind this. A shingled parking space and concrete driveway finish your approach to the main access door at the side of the property.

THE GRAND TOUR

As you step inside this deceptively spacious, recently renovated bungalow you will notice the care and

attention taken by the current owners have taken in their recent works. Stepping on to the wooden effect flooring which lines the communal living areas and turning to your right you will find the distinctively decorated family bathroom with high gloss tiled surround, bath fitted with wall mounted rainfall shower as well as a wash basin and vanity storage next to the toilet and heated towel rail. Immediately to your left however, you will enter the spacious and airy sitting room with uPVC French doors leading to the rear garden, wall mounted contemporary electric flame effect fire and ample space for soft furnishings or to use as a dining room also. At the end of the hallway facing the rear of the property you will find the second, brilliantly presented living space in the form of the kitchen/dining room. With multiple integrated appliances including; fridge and freezer, dishwasher, washing machine, chest height electric oven and induction hob with extraction above all set around stylish light wood work surfaces and an abundance of wall and base mounted storage. Towards the rear of the property the kitchen surfaces turn into a sociable space in the form of a breakfast bar where you can place stools to entertain and converse with guest while you are busy in your kitchen with a seating area set in the corner also. The hallway has three bedrooms coming off of it all of which face the front of the property with carpeted flooring, sealed unit uPVC double glazed windows and modern gas fired radiators.

THE GREAT OUTDOORS

To the front of the property is a set back shingled parking

space surrounded by trimmed back borders and decorative well feature. The driveway stretches passed the main entrance door towards the detached brick built garage with electric roller door to the front and internal power plus storage inside. The rear garden has been landscaped offering a space predominantly laid to lawn, with two separate flagstone patio areas and outbuildings, perfect for a home office space with electric and heating too.

OUT & ABOUT

The village of Bradwell offers a wealth of amenities including a supermarket, petrol station, and a few other small shops all within walking distance. Regular buses run from to other parts of Bradwell and onto Great Yarmouth via Gorleston. Bradwell also has doctors surgeries, pharmacies, dentists, a post office, petrol filling stations, pubs, clubs and a range of schools for all ages. Gorleston is about two miles away and has many more shops and amenities including a library, medical centre, banks, food stores, a supermarket, specialist shops, and some chain stores. Gorleston has a beautiful award winning unspoiled sandy beach and is a favourite with locals as it is much quieter than Great Yarmouth yet still retains some seaside attractions including cafes, shops and amusements. The James Paget regional hospital serving the eastern coastal area is also situated in the town.

FIND US

Postcode : NR31 8NQ

What3Words : ///finer.jazzy.happen

VIRTUAL TOUR

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

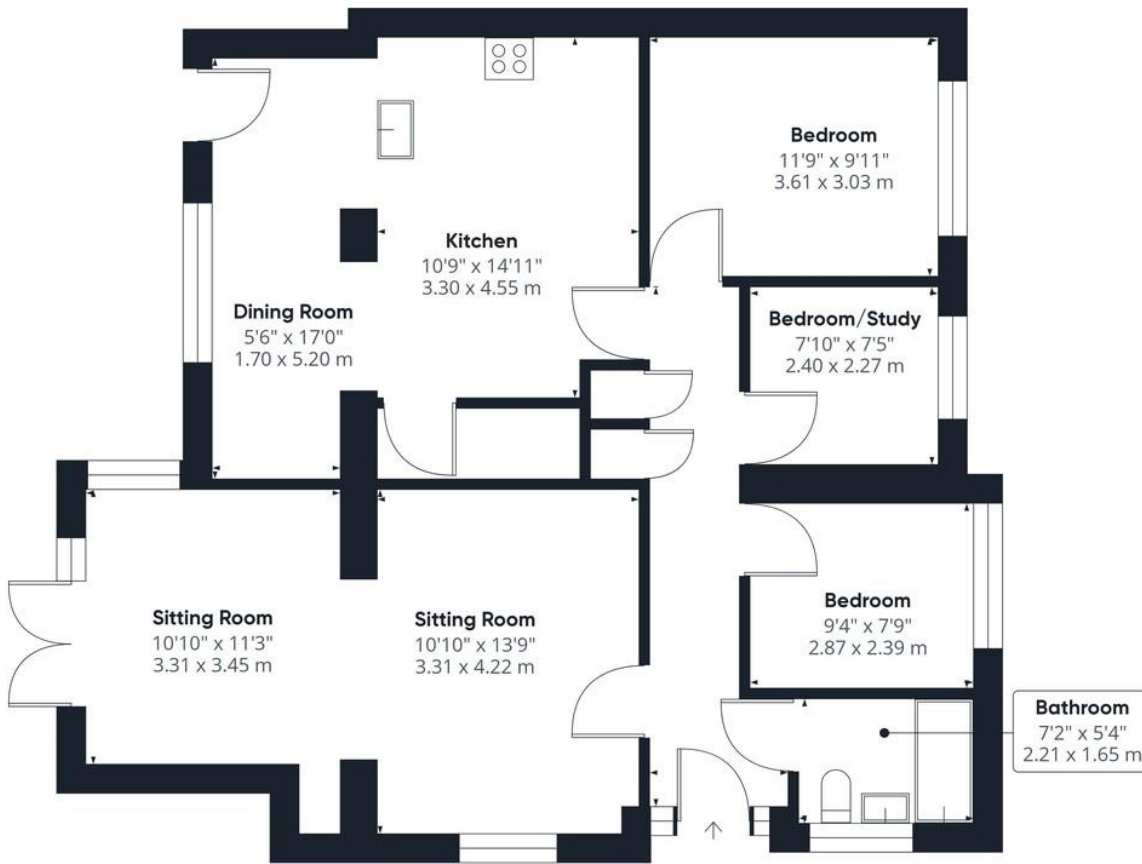


Approximate total area¹
978.14 ft²
90.87 m²

Excluding balconies and terraces

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

GIRAFFE360



Agents Note: 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