

THE GREEN

Freethorpe, Norwich NR13 3NY

Freehold | Energy Efficiency Rating : TBC

To arrange an accompanied viewing please pop in or call us on 01603 336556

FOR SALE PROPERTY



A hand holding a smartphone displaying the Starkings & Watson virtual tour app. The screen shows a 'Enter virtual tour' button, the company logo, and the website URL 'starkingsandwatson.co.uk'. A QR code is positioned below the phone, with the text 'SCAN HERE FOR A VIRTUAL TOUR' next to it.



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- Extended & Modernised Detached Bungalow
- Rural Village Setting with Amenities
- Sitting Room with French Doors
- Open Plan Kitchen/Dining Room
- Central Island & Integral Appliances to Kitchen
- Open Plan Family Room with Roof Lantern
- Three Double Bedrooms
- Integral Double Garage

IN SUMMARY

Having been EXTENDED and MODERNISED, this DETACHED BUNGALOW enjoys a NON-ESTATE SETTING, with over 1870 Sq. ft (stms) of accommodation. With EXTENSIVE WORKS completed over the years, roofing works and re-wiring have future proofed the property, with a FLEXIBLE LAYOUT to suit a variety of buyers. OPEN PLAN LIVING has been created between the KITCHEN/DINING ROOM and adjoining FAMILY ROOM. The KITCHEN offers a HIGH SPECIFICATION FINISH with a CENTRAL ISLAND, whilst the family room sits under a GLAZED ROOF LANTERN with BI-FOLDING DOORS onto the garden. The SITTING ROOM extends to 16' with FRENCH DOORS onto the garden, with a separate utility room, family bathroom, and THREE DOUBLE BEDROOMS including the main bedroom with an EN SUITE and walk-in WARDROBE. To the outside, there is AMPLE PARKING to front, with an INTEGRAL DOUBLE GARAGE, whilst to the rear, the GARDEN is laid to lawn and completed with a DECKED SEATING area.

SETTING THE SCENE

Set back from the road behind high level hedging, a brick weave driveway opens up to provide parking and turning space. Lawned gardens can be found to front and side, with timber panelled fencing to one side, and the oil tank screened to the left hand side. Access leads to the main entrance and adjacent double garage.

THE GRAND TOUR

Heading inside, engineered wood flooring flows from the porch entrance, with uPVC double glazed windows to both sides to allow natural light. The hall continues with matching wood flooring, with doors leading off to all bedrooms and the main living space. To your left, the kitchen can be found, creating the hub of the home due to its size and open plan kitchen/dining and family feel. Beautiful Quartz work surfaces are installed, with kitchen units to two sides, and a large island which sits in the centre. A range of appliances include an inset electric induction hob, with a built-in eye level electric double oven. Ample storage is provided, with a fridge freezer and dishwasher integrated. Tiled flooring runs under foot, with space for a dining table, and attractive wood panelling to one feature wall. Large picture windows flood the room with natural light, with a range of spotlights also recessed. An opening leads into the family room, sitting under the glazed roof lantern, with engineered oak wood flooring, and bi-folding doors onto the rear garden. The utility/laundry room leads off, with further storage, and room for a washing machine and tumble dryer. An integral door leads to the double garage. Heading



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Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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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back to the entrance hall, the family bathroom is next to lead off, with a spacious three piece suite including a range of built-in storage, and a shower over the bath with tiled splash backs. The sitting room is finished with wood flooring, with a window to rear, and French doors onto the rear garden. Three bedrooms lead off the landing, with fitted carpet and double glazing installed. Built-in storage can be found to the second bedroom, along with a walk-in wardrobe within the main bedroom. Completing the property is the en suite shower room with a three piece suite, storage, feature tiling, and a twin head thermostatically controlled shower.

THE GREAT OUTDOORS

The rear garden is laid to lawn and enclosed with timber panelled fencing and mature hedging. An enclosed patio leads from the family room with a low level picket fence, whilst an adjacent decked seating area leads from the sitting room. Gated access leads to the front, where the garage can be found with twin electric roller doors to front, storage above, power and lighting.

OUT & ABOUT

Situated in the heart of Freethorpe, the village is located to the East of Norwich with local facilities including public house, church and school. There is access close by to the A47 and the larger village of Acle which has a more comprehensive range of amenities including village shops, schools and train station.

FIND US

Postcode : NR13 3NY

What3Words : ///propose.basic.burden

VIRTUAL TOUR

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

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.

Excluding balconies and terraces

Approximate total area^m
 1877.31 ft²
 174.41 m²

