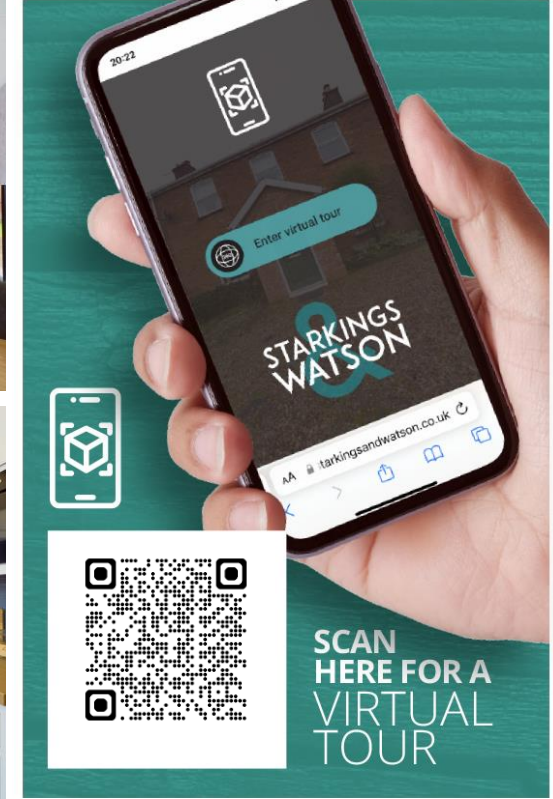


SPEEDWELL ROAD Wymondham NR18 0XQ

Energy Efficiency Rating : C

To arrange an accompanied viewing please pop in or call us on 01603 336226

PROPERTY TO LET



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- Semi-Detached Home
- Hall Entrance
- Sitting/Dining Room
- Modern Fitted Kitchen
- Two Bedrooms
- Family Bathroom with Shower
- Enclosed Lawned Garden
- Tandem Driveway

IN SUMMARY

This SEMI-DETACHED HOME enjoys a popular residential location, close to the TOWN CENTRE and A11. Finished with uPVC DOUBLE GLAZING and gas fired CENTRAL HEATING, the property enjoys ample parking on the adjacent TANDEM DRIVEWAY. Inside, a HALL ENTRANCE includes STORAGE under the stairs, with a door to the SITTING/DINING ROOM, complete with PATIO DOORS to the garden, and to the MODERN KITCHEN. Finished with SQUARE EDGE WORK SURFACES and HIGH GLOSS UNITS, the contemporary kitchen includes ample storage, an inset electric ceramic hob, built-in electric oven, and eye level microwave combination oven. Space is provided for general white goods, with tiled splash backs over the work surface. Upstairs, TWO BEDROOMS lead off the landing, with the family bathroom including a SHOWER. Outside, a LOW MAINTENANCE GARDEN includes a PATIO and ARTIFICIAL LAWN.

SETTING THE SCENE

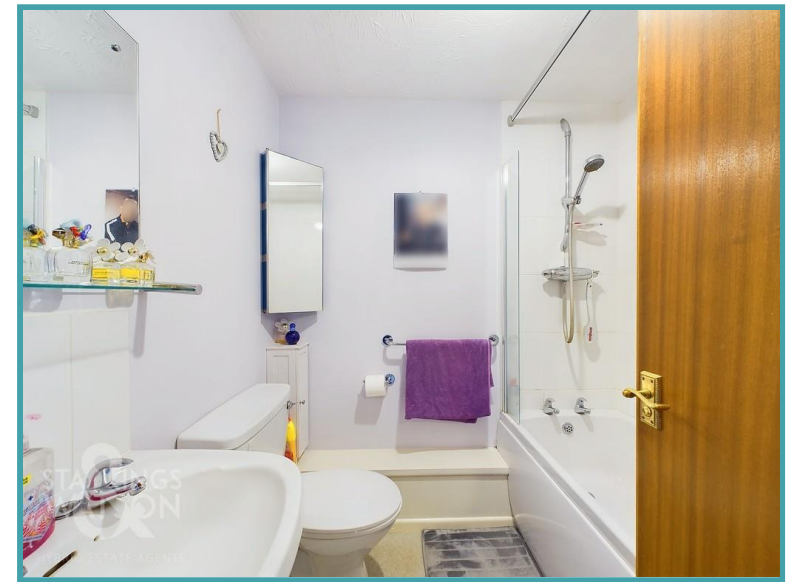
With a low maintenance frontage, tandem parking is found on the adjacent driveway, with gated access to the garden.

THE GRAND TOUR

Once inside, the carpeted hall entrance includes stairs to the first floor landing with storage under. A door leads to the sitting room, and an opening to the kitchen. Finished with square edge work surfaces and high gloss units, the contemporary kitchen includes ample storage, an inset electric ceramic hob, built-in electric oven, and eye level microwave combination oven. Space is provided for general white goods, the dishwasher is integrated, and tiled splash backs run over the work surface. The sitting room is carpeted and includes a window and sliding patio doors onto the rear garden. Upstairs, the landing is carpeted with a loft access hatch above. Doors lead to the two double bedrooms, with a built-in wardrobe in the main front bedroom. The family bathroom sits in the middle, with a shower over the bath and tiled splash backs.

THE GREAT OUTDOORS

The rear garden is enclosed and low maintenance, with timber fenced boundaries, various plating and a patio area. The artificial lawn is easy to maintain, with a useful timber storage shed and gated access to front.



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



OUT & ABOUT

The property is located in the market town of Wymondham, and within walking distance to a very good range of everyday amenities including shops, leisure centre and doctors surgery. Situated approximately 10 miles south west of Norwich, fantastic access leads to the A11. The town also has a railway station with direct trains to Norwich to Cambridge. Excellent schooling can be found at Wymondham College & Wymondham High School, both are highly thought of within the area.

FIND US

Postcode : NR18 0XQ

What3Words : ///salaried.nerve.oatmeal

VIRTUAL TOUR

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

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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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.

(1) Excluding balconies and terraces

Approximate total area^m
546.48 ft²
50.77 m²

