



Elms Close, Earsham - NR35 2TD



Elms Close

Earsham, Bungay

Offered with NO CHAIN, this PART MODERNISED DETACHED BUNGALOW occupies a CUL-DE-SAC position, backing onto the A143 - offering great access to Beccles, Diss & Norwich. Set back from the road, AMPLE OFF ROAD PARKING and a single GARAGE is provided. The property offers OIL FIRED CENTRAL HEATING, uPVC double glazed windows and a NEUTRAL DECOR throughout although does require a little updating. The accommodation offers a hall entrance, DUAL ASPECT 19' SITTING ROOM, open plan MODERN KITCHEN and DINING ROOM with sliding patio doors to rear, THREE BEDROOMS and upgraded WET ROOM/SHOWER ROOM. To the rear, the GARDEN is enclosed and LAID TO LAWN, with gated access to front.



Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: TBC

- No Chain!
- Detached Bungalow
- Open Plan Kitchen/Dining Room With 19' Sitting Room
- Three Ample Bedrooms
- Wet Room/Shower Room
- Large Lawned Garden
- Driveway Parking & Garage
- Popular Cul-De-Sac Location

The property is situated within the village of Earsham, next to the quaint market town of Bungay. Within walking distance to the town centre, an extensive range of amenities including doctors, schooling, dentist, opticians, shops and restaurants. The City of Norwich to the North is about a 30 min drive away with a mainline train link to London Liverpool Street. The market town of Diss is about 19 miles away and provides further amenities and also benefits from a mainline link to London.

SETTING THE SCENE

Approached via this popular cul-de-sac you will find a hard standing driveway to the front providing parking for multiple vehicles leading to the single garage beyond. There is a pleasant lawned front garden as well as gated access to the rear garden on both sides of the bungalow.



THE GRAND TOUR

Entering via the main entrance door to the side there is a useful hallway entrance with access to all further rooms beyond. To the rear of the bungalow you will find three ample bedrooms all with a bright sunny aspect. The bathroom has been upgraded to a wet room to accommodate mobility issues with a walk in shower, w/c and hand wash basin. The kitchen is open plan to the dining area which is in turn open plan to the sitting room creating a spacious and bright reception space ideal for entertaining. The kitchen offers a range of wall and base level units with wood effect worktops over as well as an integrated electric oven, induction hob and extractor fan as well as space for dishwasher and washing machine. There are also attractive double sliding doors from the kitchen leading out to the garden beyond. The oil fired boiler can also be found in the dining area within a cupboard. The sitting room provides a bright and sunny dual aspect to the front with a feature fireplace as well as ample space for soft furnishings.

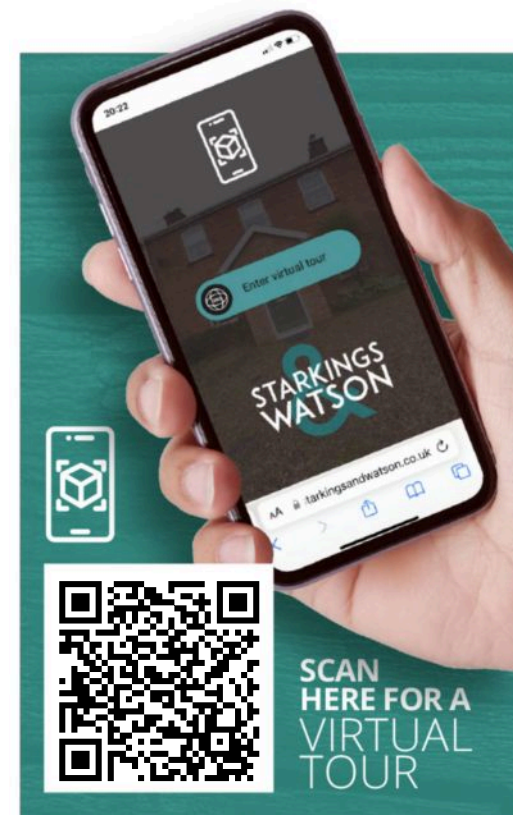
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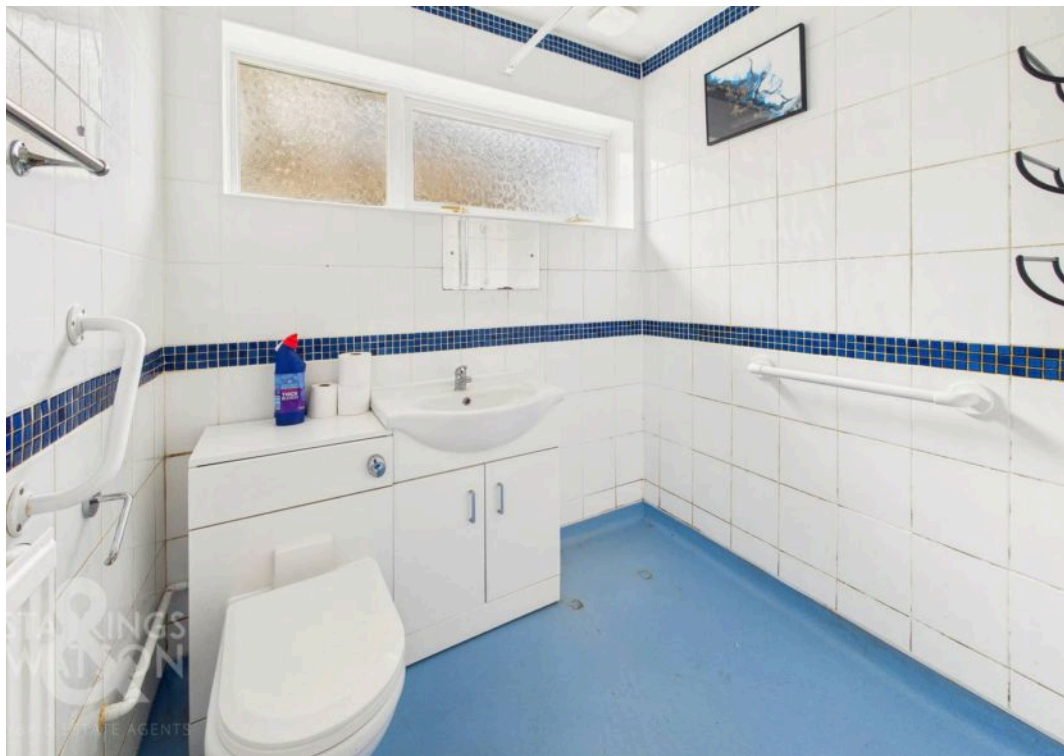
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VIRTUAL TOUR

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



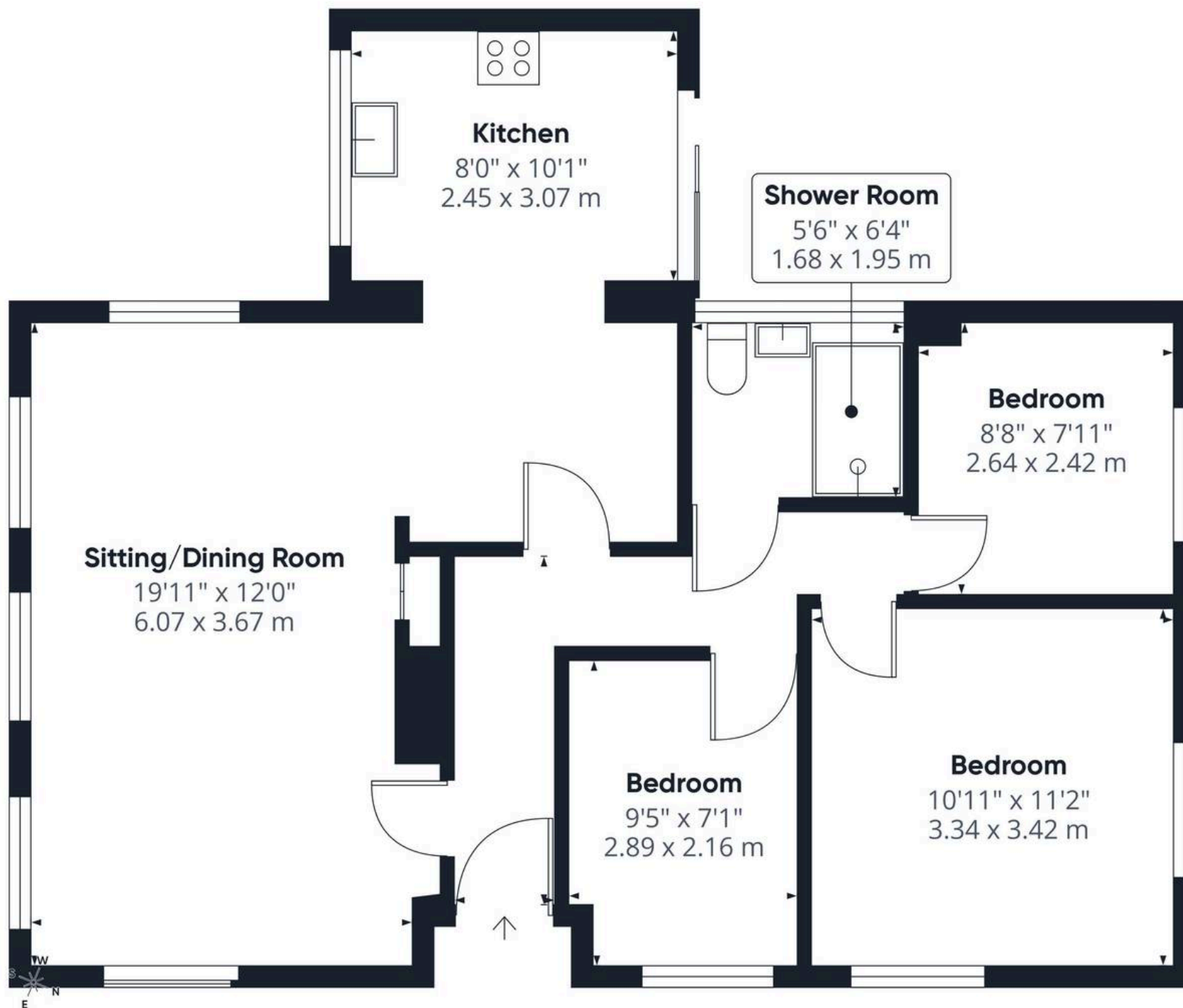




THE GREAT OUTDOORS

Patio doors lead from the kitchen to a generous lawned rear garden, with enclosed hedged boundaries and gated access to front. With huge potential to further landscape and incorporate planted borders, the garden remains private, whilst enjoying a bright and sunny aspect.





Approximate total area⁽¹⁾

761 ft²

70.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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