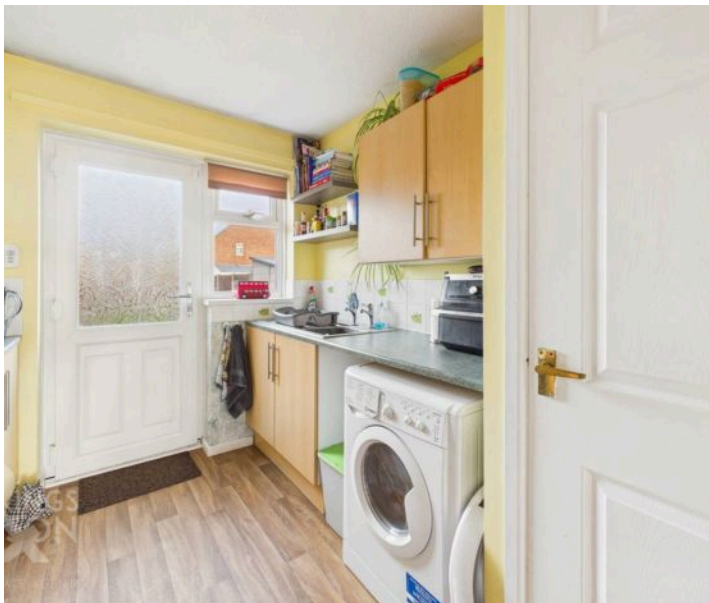




Blackbird Close, Bradwell - NR31 8RT



Blackbird Close

Bradwell, Great Yarmouth

Situated in a favourable position, central to all amenities however within a QUIET CLOSE, this MID-TERRACE BUNGALOW has been improved by the current owner to create a welcoming atmosphere while benefitting from a full range of NEWLY FITTED uPVC DOUBLE GLAZED WINDOWS and composite front door in 2023. The main living space comes to the centre of the home in the form of a large and inviting 15' SITTING/DINING ROOM leading perfectly into the fitted kitchen and ONE DOUBLE BEDROOM, generous in size and overlooking the rear garden. From the lobby entrance, the SHOWER ROOM can be found, with newly updated shower unit. To the front, a LOW-MAINTENANCE and ATTRACTIVE resin frontage, with a sizeable FULLY ENCLOSED REAR GARDEN leading into an opening where ALLOCATED OFF ROAD PARKING is offered.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

- Mid-Terrace Bungalow
- Central Yet Quiet Location
- Full Range Of New uPVC Double Glazed Windows & Doors In 2023
- Open 15' Sitting Room Leading To Kitchen
- Generous Double Bedroom
- Updated Shower Room
- Large Fully Enclosed Rear Garden
- Resin Frontage With Off Road Parking To The Rear

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 and to other parts of Bradwell and onto Great Yarmouth via Gorleston. 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 unspoilt 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.



SETTING THE SCENE

The front of the home has been laid with an attractive yet low maintenance resin frontage which has recently been retreated by the current owner with access to the off road parking coming slightly further down the road to the left hand side.

THE GRAND TOUR

Once inside, a central lobby is the first space to greet you, allowing the perfect opportunity to store coats and shoes in the built in storage cupboards to your right. Directly ahead an updated shower room can be found laid with non-slip flooring, the room features a wall mounted shower with large glass screen, tall heated towel rail and additional vanity storage. The main living area comes to the left of the lobby in the form of an open sitting and dining room. The carpeted flooring leaves more than enough room for a sitting room and formal dining room suite all fronted by newly installed uPVC double glazed windows allowing natural light to fill the room. Off from this main living area both the kitchen and bedroom can be found with the bedroom to the right being generous in size, laid for carpeted flooring leaving more than enough room for a large double bed with an array of soft furnishings and storage solutions while still leaving ample floor space. The kitchen sits just off to the left hand side of the living area with a mixture of wall and base mounted storage units leaving room for freestanding appliances to include an oven and hob, fridge, freezer and plumbing for a washing machine with additional built in storage cupboard.

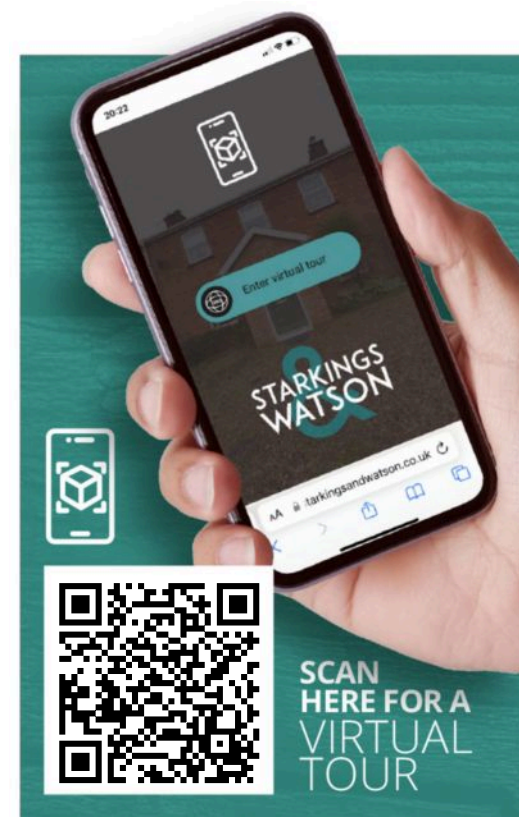
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VIRTUAL TOUR

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



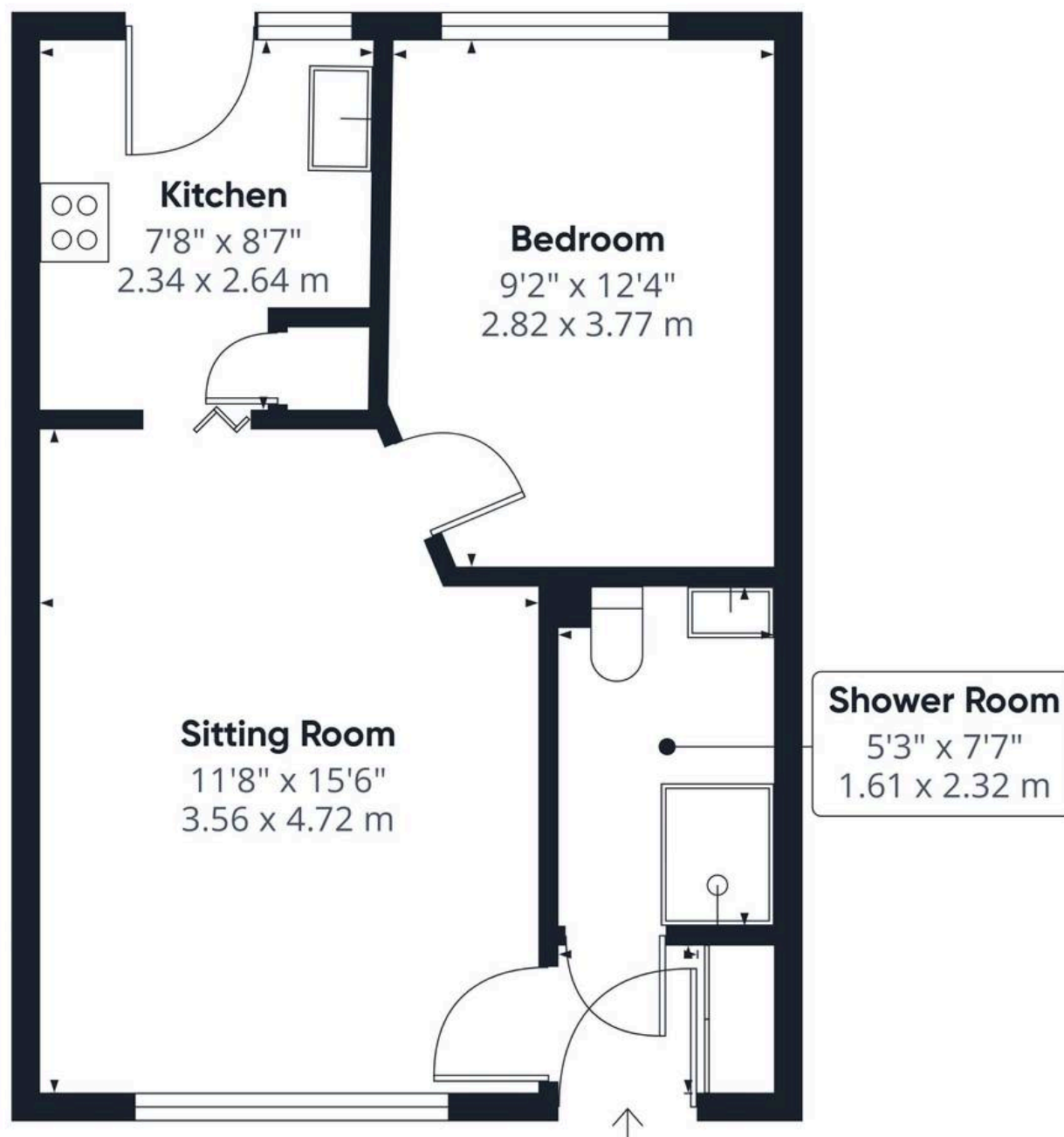




THE GREAT OUTDOORS

Exiting via the kitchen, the garden reaches out beyond, fully enclosed with timber panel fencing running parallel to one another to the very rear of the garden. A flagstone patio sits at the very rear of the home, the perfect place to sit and enjoy the warmer months with a lawned garden space reaching out beyond this to the very rear of the home. A swinging timber gate at the very end of the path leads you into the opening courtyard where allocated off road parking can be found.





Approximate total area⁽¹⁾

415 ft²

38.6 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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