



**Wade Close, Aylsham, Norwich, NR11 6LA**

**welcome to**

**Wade Close, Aylsham, Norwich**

>>> No Onward Chain <<<

A 2 Bedroom Semi-Detached Bungalow in the sought after market town of Aylsham offering flexible accommodation and with fantastic potential for improvement & modernisation throughout.



## Description

Offered with No Onward Chain this semi-detached Bungalow is set in a cul-de-sac location in the popular market town of Aylsham. Internally the property enjoys Living Room with electric fire, fitted Kitchen, Conservatory, a useful Utility/Study, 2 Bedrooms - main with fitted wardrobes & Wet Room. Outside has low maintenance gardens with a mixture of plants & shrubs and access to communal parking.

Aylsham itself is a vibrant and historic market town set on the edge of the beautiful Bure Valley, offering an excellent mix of independent shops, cafes, and local amenities. With regular markets, good schools and strong sense of community, it's a popular choice for families and professionals alike. The town enjoys easy access to Norwich & the Norfolk coast, while nearby countryside and National Trust estates provide endless opportunities for leisure & walks.

## Entrance Hall

Front door opens into hall with built-in cupboard, loft access, radiator and 3 double glazed windows. Doors to remaining accommodation.

## Utility

6' 10" x 8' 3" (2.08m x 2.51m)  
Housing central heating boiler and door to outside.

## Living Room

11' 7" x 14' 3" (3.53m x 4.34m)  
Electric fire with surround, TV point, opens to Kitchen & sliding door to Conservatory.

## Conservatory

11' 5" x 9' 3" (3.48m x 2.82m)  
Double glazed windows and double glazed door to outside.

## Kitchen

9' 6" x 10' 10" (2.90m x 3.30m)  
Fitted with a range of wall & base units, work surface over with stainless steel sink & drainer unit, double electric oven with electric hob, plumbing for both washing machine & slimline dishwasher. Radiator & double glazed window.

## Bedroom One

10' 6" x 11' 11" (3.20m x 3.63m)  
Fitted wardrobes, radiator & double glazed window.

## Bedroom Two

9' x 8' 11" (2.74m x 2.72m)  
Radiator & double glazed window.

## Wet Room

Suite comprising low level WC, wash basin and shower area. Part tiled walls, spotlights, extractor, heated towel radiator & double glazed window.

## Outside

To the front & rear of the property are attractive well-kept gardens which are mainly laid to gravel with a mixture of plants & shrubs.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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## Wade Close, Aylsham, Norwich

- NO ONWARD CHAIN
- 2 Bedroom Semi-Detached Bungalow
- Living Room, Kitchen & Conservatory
- Wet Room & Utility/Study
- Low Maintenance Gardens & Communal Parking

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers in excess of

**£220,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
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