



Lawsons
ESTATE AGENTS

62 Tennyson Way, Thetford
£160,000

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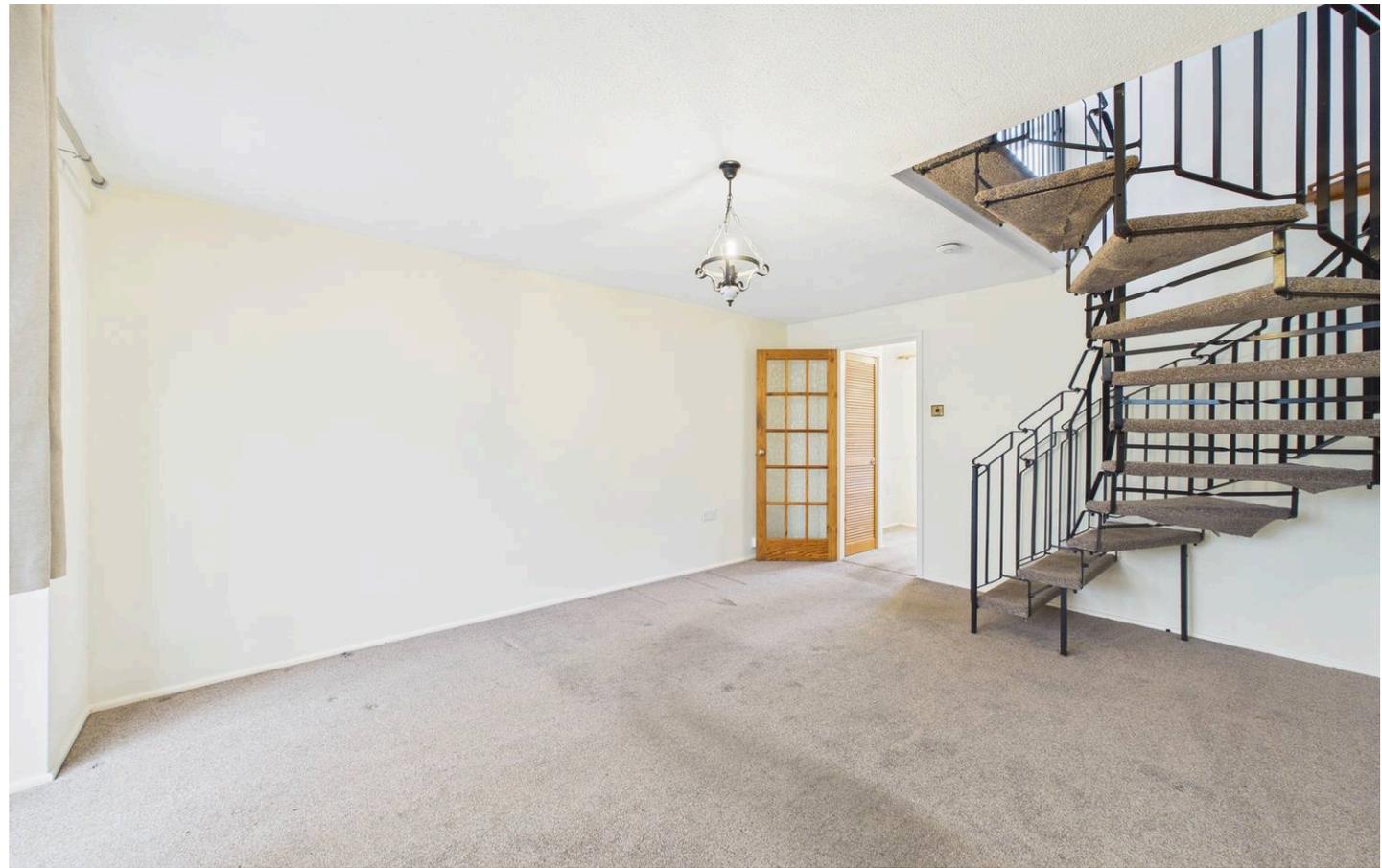
Thetford, IP24 1LD

We are delighted to present this two-bedroom mid-terraced house, ideally situated in a popular location close to schools and local amenities. Offering fantastic potential for those looking to modernise and add their own touch, the property features a spacious living room, a bright conservatory providing extra living space, and a well-proportioned bathroom. The kitchen is ready for refurbishment, offering the perfect canvas to create your dream culinary space. Both bedrooms are generously sized, making this an ideal home for first-time buyers, young families, or investors seeking a project.

Council Tax band: A

Tenure: Freehold

- TWO BEDROOMS
- IN NEED TO MODERNISATION
- ENCLOSED REAR GARDEN
- GARAGE EN BLOC & DRIVEWAY
- MID-TERRACED
- CLOSE TO SCHOOLS
- CONSERVATORY
- BATHROOM
- POPULAR LOCATION
- CALL NOW TO VIEW!





Hallway

5' 1" x 7' 1" (1.56m x 2.16m)

Doors to lounge, storage cupboard, doorway to kitchen and carpet flooring.

Kitchen

7' 0" x 7' 1" (2.14m x 2.16m)

Window to front, wall and base units with worktop over, inset one bowl sink unit with mixer tap over, tiled splashback and tiled flooring. Built in single oven, gas hob with cooker Hood over and space for washing machine.

Lounge

12' 3" x 15' 7" (3.74m x 4.74m)

Window to rear, carpet flooring, electric radiator, stairs to first floor landing and door to conservatory.

Conservatory

10' 0" x 7' 9" (3.06m x 2.35m)

Brick built base with windows to all sides, carpet flooring and door to rear garden.

First Floor Landing

3' 0" x 7' 3" (0.92m x 2.20m)

Doors to both bedrooms, and bathroom and carpet flooring.

Bedroom 1

12' 4" x 8' 3" (3.75m x 2.51m)

Window to rear, carpet flooring and electric radiator.

Bedroom 2

12' 3" x 7' 4" (3.74m x 2.23m)

Window to front, carpet flooring, electric radiator, doors to storage cupboard and airing cupboard housing, the hot water cylinder and loft hatch.

Bathroom

4' 8" x 7' 2" (1.43m x 2.19m)

Bath with electric shower over, glass shower screen, low-level WC, wash basin, part wall tiling, tiled flooring, heated towel rail and extra extractor fan.



Front Garden

The front garden is mainly laid to brick weave patio with pathway leading to the front door.

Rear Garden

The mature rear garden is due to be cleared in the coming weeks and will be left mainly laid to lawn with fence panels to all sides and patio area to the immediate rear.

Garage

The property offers a single garage En-Bloc with up and over door to front.

Driveway

The property offers off road parking with driveway leading to the single garage En-Bloc.

Agents Note

This property falls under a band A for the local council tax and costs approximately £1,592.77 per annum for 2025/26.

Anti-Money Laundering Regulations

Fees apply, please visit our website for full terms and conditions.

Viewing

Strictly by an appointment via Lawson's Estate Agents 01842 755422.

Financial Advice

Lawson's Estate Agents can offer an independent mortgage and insurance service free of charge and without obligation. Please call 01842 755422 to make an appointment.

Disclaimer

No appliances have been tested and these details and measurements are produced as a guide only and do not constitute any form of contract or warranty. Please make your own investigations and survey as to the condition of any items mentioned. Photographs may illustrate certain items that are not included in the sale.

Lawsons Estate Agents

34 King Street, Thetford, IP24 2AP

01842 755422 – sales@lawsonsestateagents.co.uk

www.lawsonsestateagents.co.uk

