

* DRAFT DETAILS AWAITING APPROVAL *

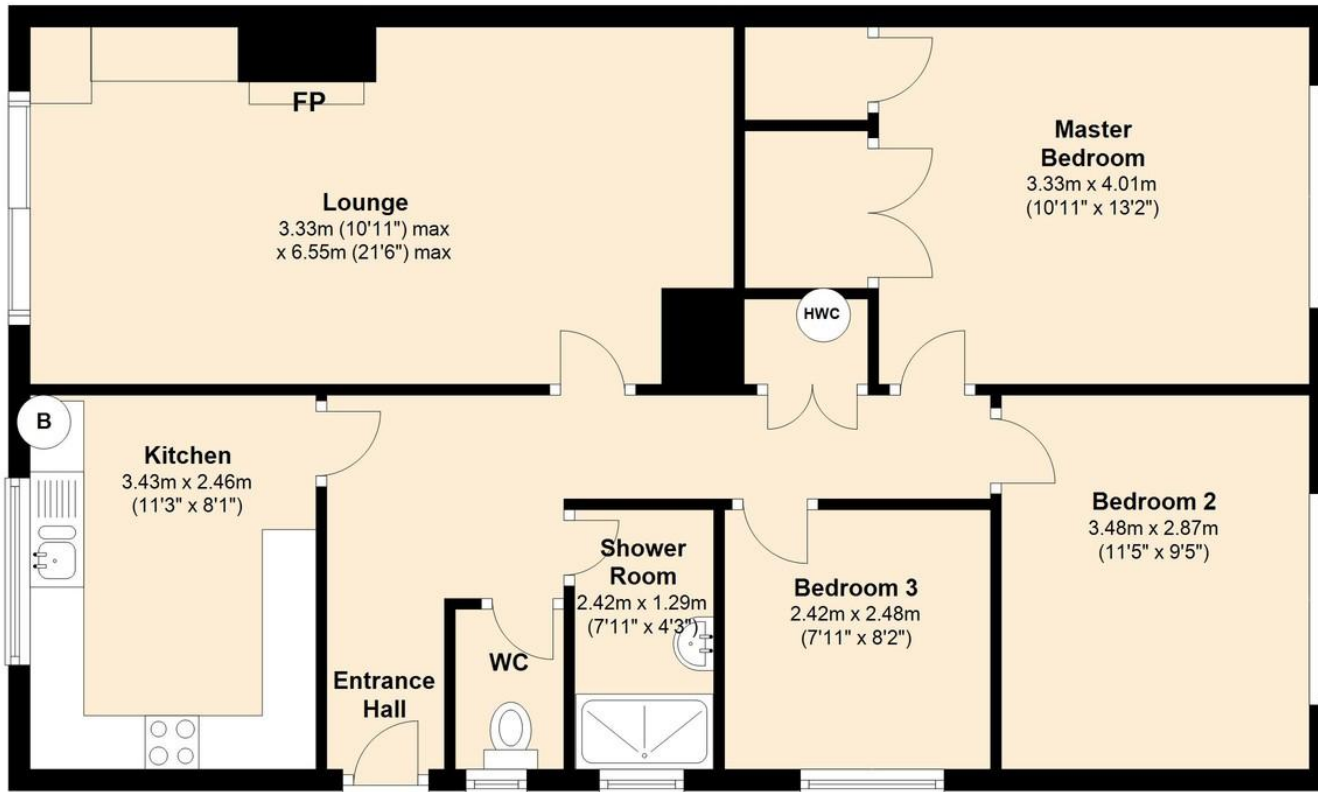
OUTSIDE The attractive front garden is mainly laid to lawn with flower beds and a brick weave driveway leading to the carport and single garage that measures approximately 15'9 x 8'1 with electric up and over door, light and power. A wooden door between the bungalow and garage allows access to the approximate 65' x 37' max enclosed rear garden with small patio, lawn, mature trees and shrubs in shaped beds. The side door to the garage can also be accessed via the garden.

DIRECTIONS From the B1172/Norwich Road turn into New Road and follow the road as it swings round to the right. Childs Road is on the right hand side and the property can be found on the left, opposite the Buckingham Drive junction.

EPC Current TBC Potential TBC

Ground Floor

Approx. 82.1 sq. metres (884.2 sq. feet)



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Prospect House, 28 Great Melton Road, Hethersett, Norwich, Norfolk, NR9 3AB

Whilst we have endeavoured to ensure these details are a fair and accurate representation of the property at the point of listing, please note that they are for guidance purposes only and we do not seek advice from the seller's legal representative or liaise with management companies, planning departments or building control in their preparation. We strongly advise that you inspect the property and surrounding area on Google maps and street view prior to viewing. Please also note the photographs do not infer that items shown are included in the sale, the measurements quoted are approximate and the fixtures, fittings and appliances have not been tested, therefore no guarantee can be given that they are in working order. If there is any point which is of particular importance to you then please obtain professional confirmation of it.



Within easy reach of the village centre and all its amenities this 3 bedroom semi detached bungalow enjoys a lovely location, generous levels of accommodation plus an attractive enclosed rear garden and single garage. Well presented inside and out. Viewing strongly recommended.

11 Childs Road

Hethersett | Norfolk | NR9 3HN

£250,000

Semi detached bungalow in Hethersett

3 bedrooms; 2 of them doubles

Master bedroom with built in storage

21'6 max lounge with gas flame fire in a stone surround

Kitchen with modern cream units and garden views

Gas central heating and double glazing

Single garage with electric doors, light and power plus carport and driveway parking

Generous, enclosed rear garden with lawn and shaped borders

Within easy reach of major roads and Norwich city centre

Numerous amenities within the village including an OFSTED outstanding academy (Jan 2016)

STRATFORDS

