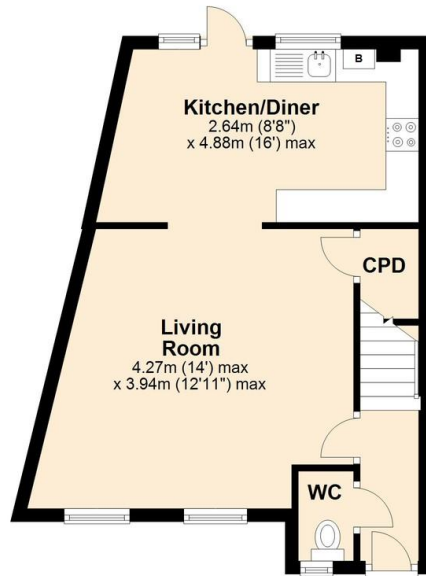


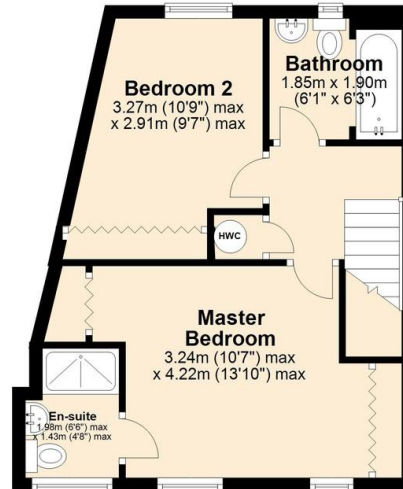
Ground Floor

Approx. 39.5 sq. metres (425.5 sq. feet)



First Floor

Approx. 35.7 sq. metres (384.1 sq. feet)



Total area: approx. 75.2 sq. metres (809.6 sq. feet)

OUTSIDE

A lawn with shrubbery and wall front the property with a paved path leading to the front door. The 35'2 max. south-west facing rear garden is mainly laid to lawn with patio area, plus a storage shed. A gate at the end of the garden opens to the parking area in which the property benefits from off-road parking and a garage with electric up and over door, light and power.

AGENTS NOTE

Please be advised the images reflect the property during a previous tenancy.

DIRECTIONS

Leave Dereham town centre on Norwich Road and upon reaching the parade of shops and fire station turn right into Greenfields Road. Continue round the bend and turn left into Honeysuckle Drive. The property will be shortly on your left-hand side.

LOCAL AUTHORITY

Breckland

COUNCIL TAX BAND

B

Energy Efficiency Rating Current TBC Potential TBC



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www.dragonflylettings.com
Unit 4 Dragonfly Lane, Cringleford, Norfolk, NR4 7FF

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 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, 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.



Spacious mid-terraced house in the popular market town of Dereham.
Offered with a practical 16' kitchen/diner, opening to the lounge featuring twin windows, plus 2 double bedrooms, main bedroom with en-suite shower room and family bathroom. Whilst outside provides off-road parking, single garage and an enclosed rear garden - call now to view!

Honeysuckle Drive

Dereham | Norfolk | NR20 3TT

£850 pcm



- Mid-terraced house in the popular market town of Dereham
 - 2 double bedrooms, both with built-in storage plus en-suite to main bedroom
 - Practical, neutrally decorated kitchen with access to the garden
 - 14' lounge with under-stair storage and twin windows
 - Ground floor WC, first floor bathroom and en-suite to main bedroom
 - Gas central heating and double glazing
 - 35'2 max. south-west facing rear garden with access to parking area
 - Off-road driveway parking plus single garage with electric door, power and light
 - Ideally located for town centre, amenities, schools and road links
- Available from start of May 2024!

