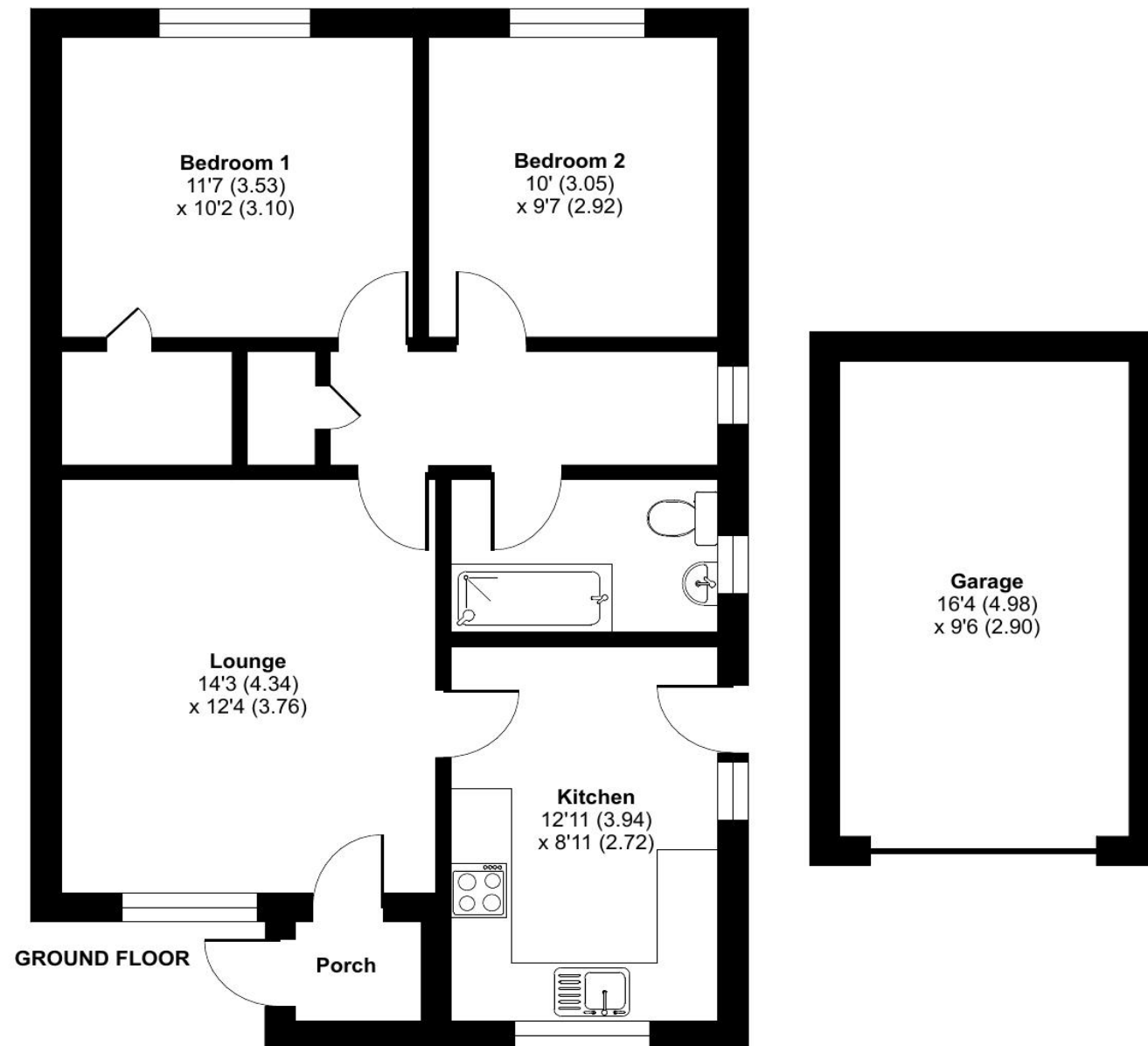


Westfields, Narborough, King's Lynn, PE32



Approximate Area = 703 sq ft / 65.3 sq m
Garage = 156 sq ft / 14.4 sq m
Total = 859 sq ft / 79.8 sq m
For identification only - Not to scale



Westfields, Narborough, Kings Lynn, PE32 1SX

CHAIN FREE!

Recently updated and neutral throughout, detached two bedroom bungalow situated in the popular village of Narborough. The property would suit a variety of buyers and boasts hard flooring throughout, energy saving electric heaters, easy access to the A47, garage, gardens and parking!

Offers in the Region of £220,000 Freehold

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Longsons. REF: 1297029



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Rear Garden

Paved area to side and back, area laid to lawn, shrubs and trees to beds and borders, wooden fence to perimeter.

Garage

16'4" (4.98m) x 9'6" (2.9m)

Main wooden double doors to front.

Agents Note

EPC rating F37 (Full copy available on request)

Council tax band B (Own enquiries should be made via Breckland District Council)

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.

- Detached Bungalow
- Two Bedrooms
- Recently Updated
- Energy Efficiency Rating F37
- Energy Saving Electric Heaters
- Easy Access to the A47
- Village Location
- Chain Free!

Situated within easy reach of the A47 in the popular village of Narborough, Longsons are delighted to bring to the market this recently refurbished two bedroom bungalow. The property would suit a variety of buyers and offers hard flooring throughout, energy saving electric heaters, neutral decoration, garage, gardens and parking!

Offered for sale CHAIN FREE!

Briefly, the property offers entrance porch, lounge, kitchen, inner hall, two bedrooms, bathroom, gardens, garage, parking, electric heating and UPVC double glazing.

NARBOROUGH

Narborough is situated just off the A47 between King's Lynn & Swaffham. The Village has a primary school, Cantonese Restaurant, church, fishing lakes, community centre with playing field and separate sports & social Club.

The River Nar passes through the village offering renowned chalk stream trout fishing and beautiful river walking including the picturesque Nar Valley Way which continues through to Castle Acre and beyond. There are also bus services to Swaffham & King's Lynn.

Entrance Porch

Entrance door to side.

Lounge

14'3" (4.34m) x 12'4" (3.76m)

Entrance door to front, UPVC double glazed window to front, electric heater.

Kitchen

12'11" (3.94m) x 8'11" (2.72m)

Fitted kitchen units to walls and floor, worksurface over, stainless steel sink unit with mixer tap and drainer, space for electric cooker, space and plumbing for washing machine, tiled splashback, UPVC double glazed window to front and side, door leading to rear garden.

Inner Hall

Built-in storage cupboard, UPVC double glazed window to side.

Bedroom One

11'7" (3.53m) x 10'2" (3.1m)

UPVC double glazed window to rear, built-in cupboard, electric heater.

Bedroom Two

10'0" (3.05m) x 9'7" (2.92m)

UPVC double glazed window to rear, electric heater.

Bathroom

Bathroom suite comprising bath, wash basin, WC, towel radiator, obscure glass UPVC double glazed window to side.

Outside Front

Front garden laid to low maintenance shingle, mature shrubs to borders, driveway providing off road parking and access to garage, access to rear garden.

