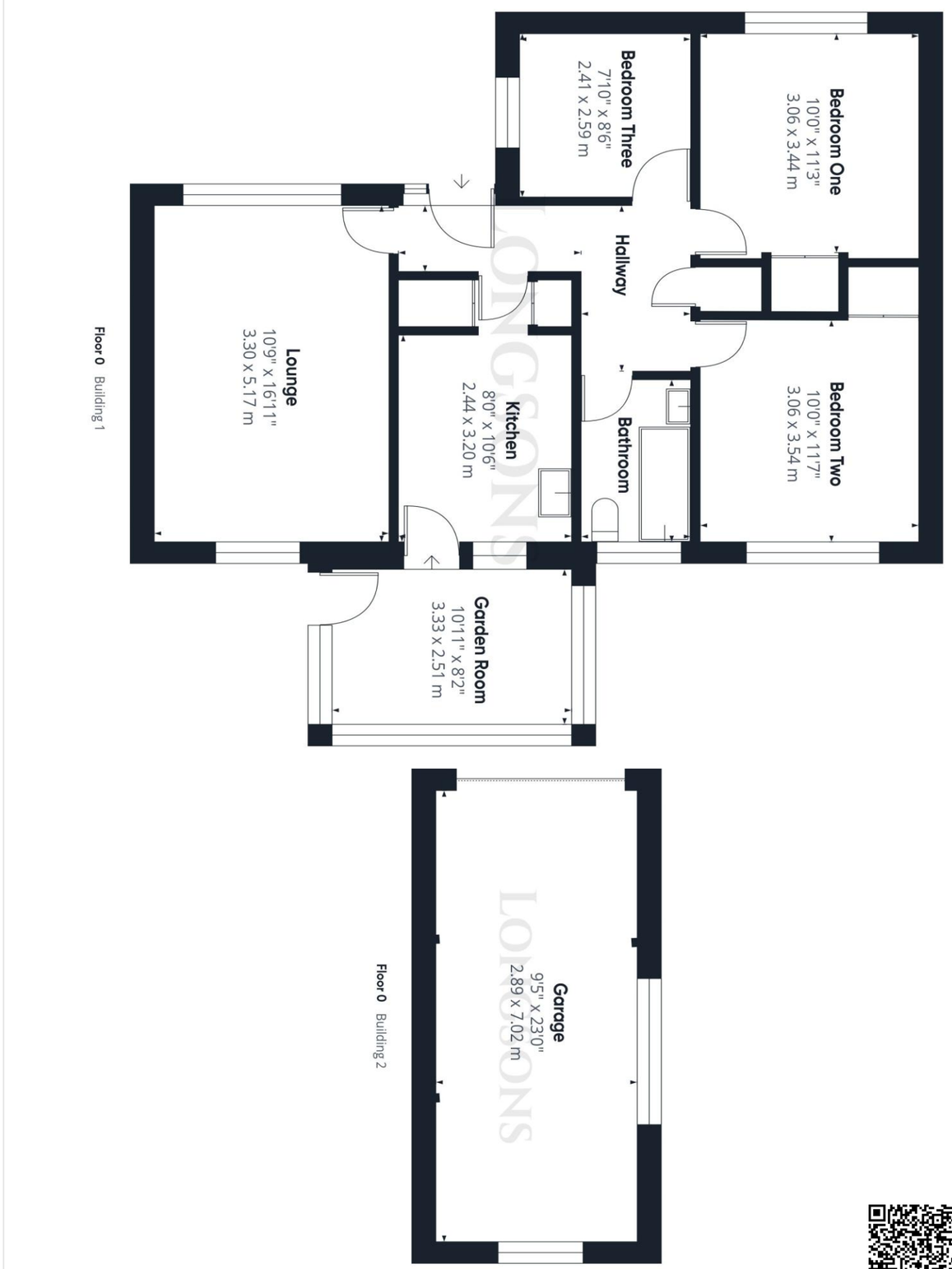

LONGSONS

Old Vicarage Park, Narborough, Kings Lynn, PE32 1TG

CHAIN FREE!

Detached three bedroom bungalow situated in the popular village of Narborough. The property will benefit from updating and offers plenty of potential with gardens, garage, parking, UPVC double glazing and oil fired central heating.

Price £249,995 Freehold

Fitzroy House 32 Market Place Swaffham Norfolk PE37 7QH
Tel: 01760 721389 | Email: info@longsons.co.uk
https://www.longsons.co.uk

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Situated in the popular village of Narborough, Longsons are delighted to bring to the market this detached three bedroom bungalow. The property will benefit from updating and offers plenty of potential with garage, gardens, parking, UPVC double glazing and oil fired central heating.

Available CHAIN FREE!

Briefly, the property offers entrance hall, lounge, kitchen, three bedrooms, bathroom, garage, parking, gardens, oil fired central 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 Hall
UPVC double glazed entrance door to front, built-in cupboard housing hot water cylinder, radiator.

Lounge
16'11" (5.16m) x 8'0" (2.44m)
UPVC double glazed window to front and rear, open stonework fireplace, two radiators.

Kitchen
10'6" (3.2m) x 8'0" (2.44m)
Fitted units to walls and floor, work surface over, stainless steel sink unit with double drainer, space and plumbing for slimline dishwasher, space for upright fridge/freezer, built-in storage cupboard, built-in cupboard housing oil fired central heating boiler, entrance door to garden room, radiator.

Garden Room
10'11" (3.33m) x 8'2" (2.49m)
UPVC double glazed entrance door opening to rear garden, UPVC double glazed windows to rear and sides, electric power and lights, radiator.

Bedroom One
11'3" (3.43m) x 10'0" (3.05m)
Built-in cupboard, UPVC double glazed window to front, radiator.

Bedroom Two
11'7" (3.53m) x 10'0" (3.05m)
Built-in wardrobe, UPVC double glazed window to rear, radiator.

Bedroom Three
8'6" (2.59m) x 7'10" (2.39m)
UPVC double glazed window to side, radiator.

Bathroom
Suite comprising bath with mixer shower over and shower curtain, hand wash basin, WC, tiled splashback, obscure glass UPVC double glazed window to rear, radiator.

Garage
23'0" (7.01m) x 9'5" (2.87m)
Main up and over door to front, entrance door opening to rear garden, window to the side, electric light and power.

Outside Front
Front garden laid to lawn, driveway providing off-road parking, shrubs and plants to beds and border, outside light, gated access to rear garden.

Rear Garden
Enclosed rear garden laid to lawn, wooden garden shed, greenhouse, shrubs and plants to beds and borders, garden pond, wooden fence to perimeter, outside light, outside tap, gated access to front.

Agent`s Note
EPC rating F36 (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.

- Three Bedroom Detached Bungalow
- Popular Village Location
- Loads of Potential
- Energy Efficiency Rating F36
- Garage, Parking and Gardens
- Available CHAIN FREE!