



4 Beach Close, Mundesley, Norfolk, NR11 8BH

Price Guide £310,000

- Detached bungalow
- Three bedrooms
- Garage
- Gas central heating
- Conservatory
- Seafront location
- Updating required
- Parking
- Two reception rooms
- Garden

4 Beach Close, Mundesley NR11 8BH

A detached bungalow which is just a stone's throw from the beach and short walk to the village centre of Mundesley. This property needs updating throughout but offers three bedrooms, two reception rooms, kitchen and bathroom. There is gas central heating and double glazed windows and doors.

Gardens are to the front and rear all enclosed by a brick wall, with a concrete sectional detached garage to the side and driveway.



Council Tax Band: C



CONSERVATORY

Full height glazed windows to side and rear, sliding patio doors, tiled flooring, wall light point. UPVC sealed unit door opening to

ENTRANCE HALL

L-shaped hallway with doors to all rooms, two ceiling lights, radiator, carpet, access to roof space.

SITTING ROOM

UPVC sealed unit double glazed window to the side and bay window to the front. Carpet, ceiling light, decorative ceiling beams, two radiators, free standing gas coal effect fire on tiled hearth.

KITCHEN

UPVC sealed unit window and door to the side. Radiator, decorative ceiling beams, ceiling light, plumbing for washing machine. Base units with inset stainless steel sink unit, mixer tap over, further wall mounted storage cupboards. Door to AIRING CUPBOARD with shelving and wall mounted gas central heating boiler.

DINING ROOM

UPVC sealed unit window to the front, radiator, carpet, ceiling light. Decorative ceiling beams.

BEDROOM ONE

Two UPVC sealed unit windows to side and rear. Carpet, radiator, range of bedroom furniture. Feature ceiling beams.

BEDROOM TWO

UPVC sealed unit window to rear. Carpet, ceiling light, radiator and feature ceiling beams.

BEDROOM THREE

UPVC sealed unit window to side, carpet, radiator, ceiling light, feature ceiling beams.

SHOWER ROOM

UPVC sealed unit window to side, vanity wash hand basin with storage cupboard beneath, separate shower cubicle with electric shower, tiled walls, radiator and ceiling light.

W.C

UPVC sealed unit window to side. Closed couple WC, radiator, ceiling light.

OUTSIDE

The bungalow sits behind a low level wall with pedestrian gate and foot path to the front door. Double gates opening onto the driveway, leading to the DETACHED GARAGE with up and over style door.

The front garden is mainly gravel with a centre piece of fake grass. Concrete path leads round to the rear of the property which has a brick wall enclosing the plot, gravel seating area and outside light.

AGENTS NOTE

This property is freehold, with all mains services connected to include, gas, electricity, water and mains drainage. It has a council band tax C.



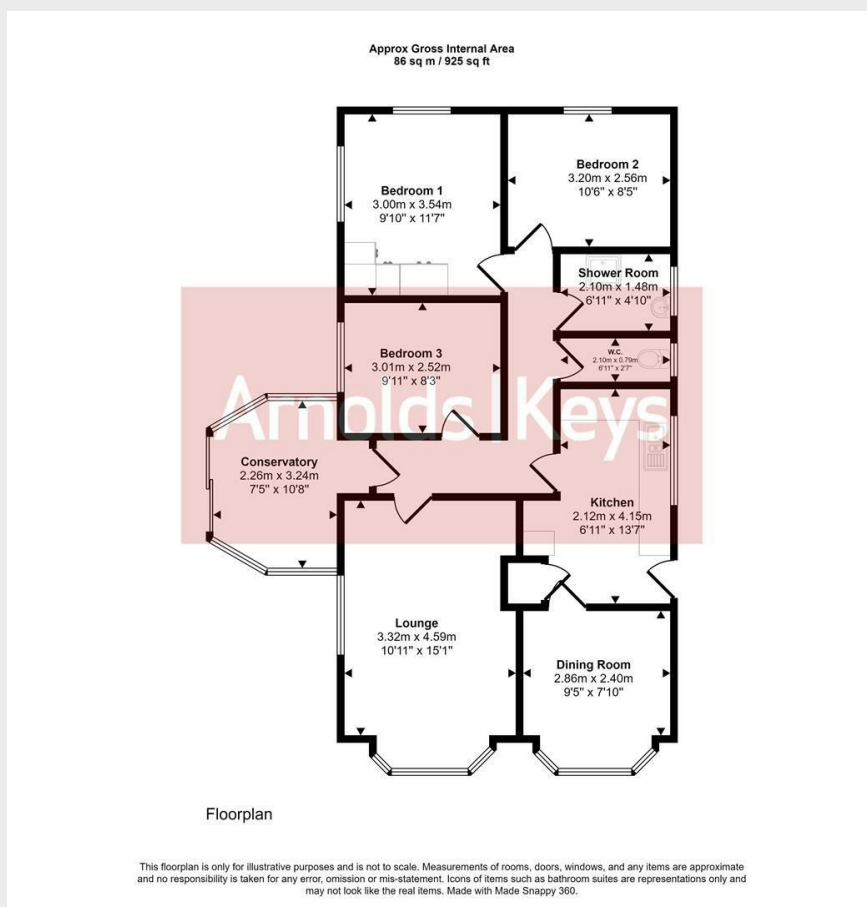
Viewings

Viewings by arrangement only. Call 01263 822373 to make an appointment.

EPC Rating:

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D		
(39-54) E	49	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon, and potential buyers are advised to recheck the measurements. Appliances will not have been tested in all cases and we cannot confirm they are in working order.

Arnolds Keys from time to time, recommends conveyancing services. Should you decide to use them we could receive a referral fee of up to £210. Arnolds Keys recommend Mortgage Advice Bureau (MAB) to sellers and buyer for mortgage advice. Should you decide to use MAB we would receive a referral fee of £250.