



36 Reeve Way
, Wymondham, NR18 0GL
Price £275,000

3 2 1 B

Modern three-bedroom townhouse nestled within a desirable estate in the charming market town of Wymondham. Offering an ideal family home, this property boasts spacious bedrooms, two allocated parking spaces, and convenient access to local amenities.



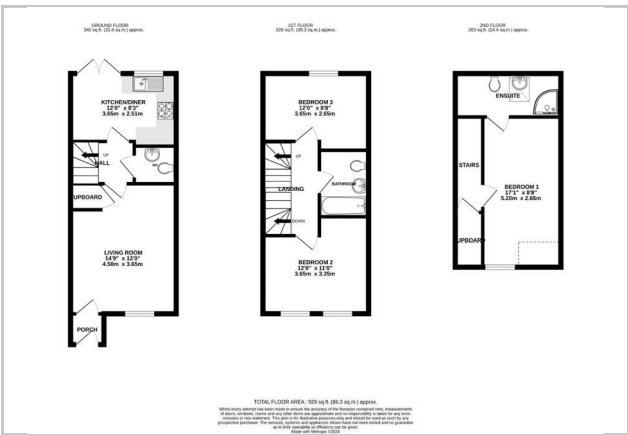
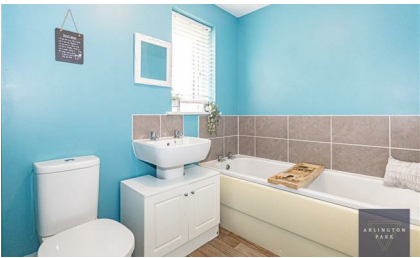
This stylish three-bedroom townhouse is nestled within a highly desirable estate in the charming town of Wymondham. Spread across three floors, the property offers a comfortable and modern living space. On the ground floor, you'll find a welcoming entrance porch leading to a spacious lounge with ample natural light and convenient storage. The well-equipped kitchen boasts modern appliances and features patio doors that open onto the garden. A convenient downstairs WC completes this level.

Ascending to the first floor, you'll discover two generously sized double bedrooms and a family bathroom with a relaxing bath. The top floor is dedicated to the luxurious master bedroom, complete with an ensuite shower room for added privacy.

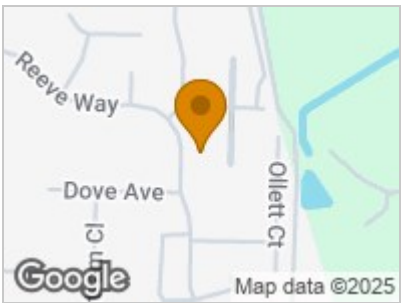
Key features of this property include double glazing throughout and gas central heating for year-round comfort, making it an ideal choice for first-time buyers.

The outdoor space includes a private rear garden with a lawn and patio area, perfect for relaxation and entertaining. A notable feature is the large garden building, currently utilized as a home gym and beauty studio, with the convenience of power and water connections. Two allocated parking spaces provide ample off-street parking.

Don't delay – schedule a viewing today to experience this exceptional townhouse firsthand.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	82	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	