

Aldreds
Estate Agents



55 Winifred Road
, Great Yarmouth, NR31 0BL

£100,000



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, Great Yarmouth, NR31 0BL

Aldreds are pleased to offer this mid terraced house in a convenient location for local amenities and access to the town centre. The property would ideally benefit from some further cosmetic refurbishment and offers accommodation comprising of an entrance porch, lounge, dining room, kitchen, cloakroom/utility, three bedrooms and bathroom. Outside there is a forecourt garden and small rear yard. The property also benefits from gas central heating and mainly double glazed windows.

Entrance Porch

Part double glazed pvc entrance door, frosted window to side aspect, glazed internal door to:

Lounge

11'6" x 11'3" (3.52 x 3.45)

Including the red brick open fireplace, tv point, radiator, double glazed window to front aspect, door to:

Inner Lobby

Stairs to first floor, door to:

Dining Room

11'6" x 10'11" (3.52 x 3.34)

including the brick fireplace with fitted gas fire and side display area, under stairs recess, double glazed window to rear, door to:

Kitchen

10'3" x 6'8" (3.14 x 2.04)

Fitted wall and matching base units with work surface over, single drainer stainless steel sink unit, gas cooker point, double glazed window, part double glazed pvc door to rear, door to:

Cloakroom/Utility

6'8" x 5'10" (2.05 x 1.80)

Space and plumbing for a washing machine, low level wc, pedestal wash basin, wall mounted gas boiler, frosted double glazed window to side aspect, radiator.

First Floor Small Landing

Doors leading off to:

Bedroom 1

11'8" x 11'3" (3.57 x 3.45)

Including the chimney breast with cast iron fireplace, radiator, double glazed window to front aspect, shallow wardrobe cupboard.





Bedroom 2

11'7" x 10'11" (3.55 x 3.33)

Including the chimney breast, radiator, double glazed window to rear aspect, cupboard providing stair access to the loft space, door to:

Bedroom 3

9'6" x 6'7" (2.90 x 2.01)

Double glazed window to side aspect, radiator, sliding door to:

Bathroom

6'11" x 6'8" (2.12 x 2.05)

White suite comprising panelled bath with shower mixer tap, low level wc, pedestal wash basin, frosted double glazed window to side aspect, radiator.

Outside

To the front of the property is an enclosed forecourt garden area. To the rear is a small enclosed yard with brick boundary walling, a shed and gate to a rear pedestrian access point.

Tenure

Freehold

Services

Mains water, electric, gas and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

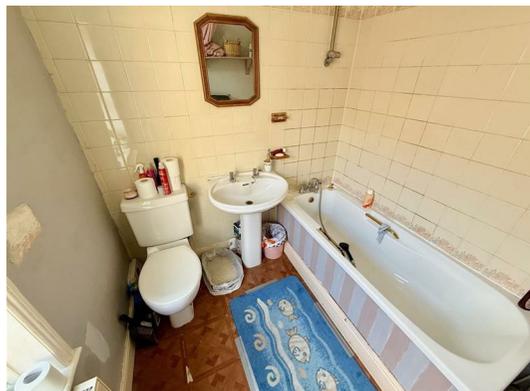
Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Racecourse * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

Directions

From the Yarmouth office head west over the Haven Bridge, at the traffic lights turn right into Mill Road, at the mini roundabout turn left, continue on Mill Road, just before the shop turn left into Marsh Road where Winifred Road can be found on the right.

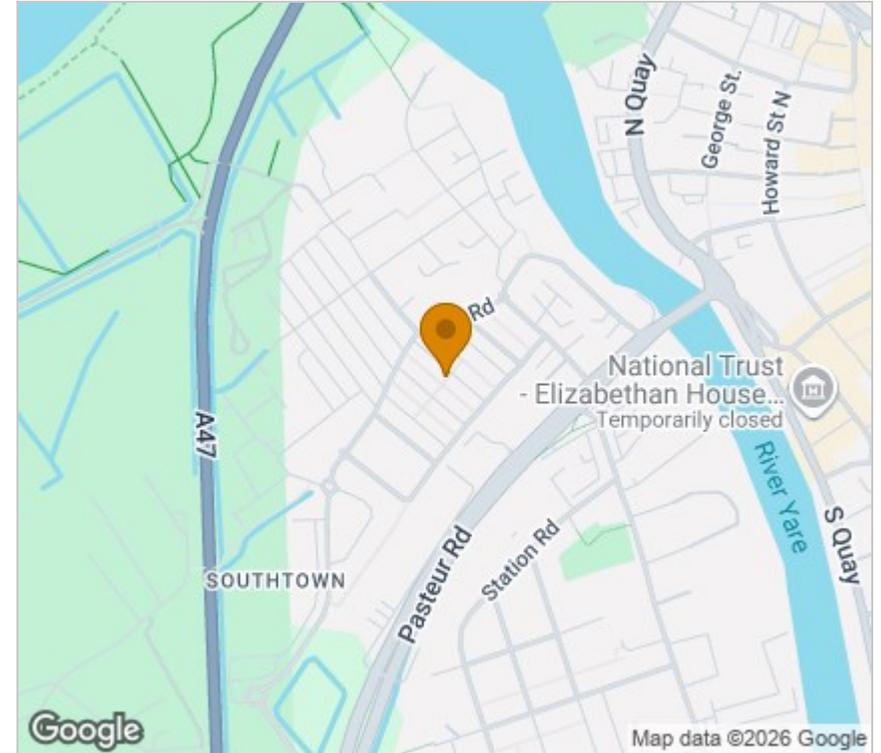
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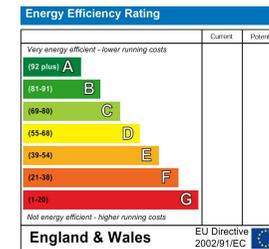
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Aldreds Great Yarmouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

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