

Aldreds
Estate Agents



4 Yare Close

, Great Yarmouth, NR30 1QT

£265,000



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Aldreds are pleased to offer this well maintained detached bungalow on a corner plot in this cul de sac location close to the town centre. The property offers a spacious layout of accommodation comprising of a reception hall, lounge/dining room, kitchen, three bedrooms, bathroom and cloakroom. Outside there are wrap around gardens, driveway and garage. The property also benefits from double glazed windows, central heating and is offered chain free.

Reception Hall

Part double glazed pvc entrance with matching side screen, radiator, fitted carpet, doors leading off to:

Lounge/Dining Room

21'10" x 11'11" (6.67 x 3.64)

Double aspect room with double glazed window to front and side aspects, marbled fireplace with inset electric fire, radiator, tv point, door to:

Kitchen

11'10" x 11'10" (3.62 x 3.62)

Extensively fitted with a medium oak fronted kitchen with wall and matching base units with work surfaces over, built in electric oven, four ring hob and incorporated extractor hood over, one and a half bowl sink unit, space and plumbing for a dishwasher, part tiled walls cupboard, housing the gas boiler, adjacent built in airing cupboard with the pre insulated copper hot water cylinder, part double glazed pvc entrance door, tiled flooring, double glazed window to side aspect.

Bedroom 1

15'0" x 11'11" (4.58 x 3.64)

Two radiators, double glazed French doors to rear garden, fitted carpet,

Bedroom 2

11'11" x 8'9" (3.64 x 2.67)

Radiator, double glazed French doors to rear garden, fitted carpet.

Bedroom 3

12'2" x 11'11" (3.73 x 3.64)

Double glazed window to front aspect, radiator, fitted carpet.





Bathroom

7'4" x 5'11" (2.25 x 1.81)

White suite comprising panelled bath, low level wc, pedestal wash basin, tiled walls, extractor fan, loft access.

Cloakroom

5'11" x 4'0" (1.81 x 1.23)

Pedestal wash basin, low level wc, tiled walls, frosted double glazed window to front aspect, radiator.

Outside

There are established wrap around gardens to the front and size with established bushes and lawn. A double gated access leads to the block pavior driveway and single garage beyond. A gate leads in to the rear garden which is lawned with a concrete/block pavior patio.

Tenure

Freehold

Services

Mains water, electric, gas and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'C'

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 * Race Course * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

Directions

From the Great Yarmouth office head North along North Quay, continue over the roundabout onto Lawn Avenue and take the second turning on the left in to Bure Close. Turn left again in to Yare Close and the property can be found on the right handside.



Floor Plan



Viewing

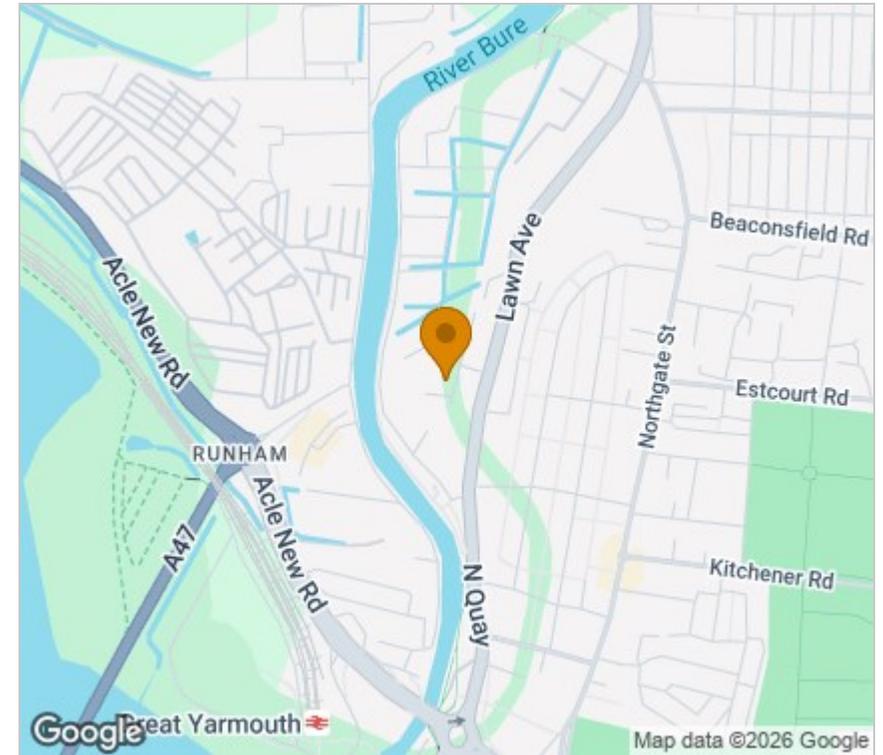
Please contact our Aldreds Great Yarmouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

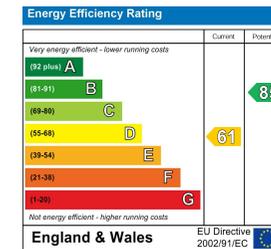
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Area Map



Energy Efficiency Graph



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