

Aldreds
Estate Agents



1 Moore Close, Bradwell NR31 9FZ

£350,000





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- Detached Family Home
- 15'8" Lounge
- Utility Room
- En-suite Shower Room
- Gas Central Heating & UPVC Double Glazing
- 4 Bedrooms
- 18'5" Kitchen/Diner
- Ground Floor Cloakroom
- Bathroom
- Garage, Driveway & Garden

A 4-bedroom detached family home in a cul-de-sac location with a garage, driveway parking for 2 vehicles and room to create a third space. The property offers accommodation including a 15'8" lounge, 18'5" kitchen/diner, utility room, ground floor cloakroom, en-suite shower room and a bathroom. In addition, the property has the benefit of gas central heating, UPVC double glazing and an enclosed rear garden.



Entrance Hall

Composite entrance door with two double glazed panels and spy hole. Radiator. Electronic thermostat control for heating. Staircase to first floor landing.

Lounge 15'8" x 11'0" (4.78m x 3.35m)

Radiator. Television point. UPVC double glazed window to front aspect. Doors with glazed panels to kitchen/diner.

Kitchen/Diner 18'5" x 10'2" (5.61m x 3.10m)

Granite worktops with matching up stands and cupboards and drawers below. Stainless steel one and a half bowl sink with mixer tap. Matching wall cupboards. Built-in fan assisted oven and grill. Four ring electric hob with granite splashback and a concealed extractor above. Integrated refrigerator. Tiled floor. Large built-in under stairs storage cupboard. Radiator. Door to garage. Inset ceiling spotlights. UPVC double glazed window to rear aspect. UPVC double glazed doors to the rear garden.





Utility Room 7'0" x 5'2" (2.13m x 1.57m)

Worktop with cupboard and drawer below and a utility space with plumbing for washing machine. Matching wall cupboard with a wall mounted gas fired boiler. Tiled floor. Radiator. Composite door with double glazed panel to side.

Cloakroom 5'3" x 2'11" (1.60m x 0.89m)

White WC and pedestal hand wash basin with mixer tap and tiled splashback. Tiled floor. Radiator. UPVC double glazed window to rear.

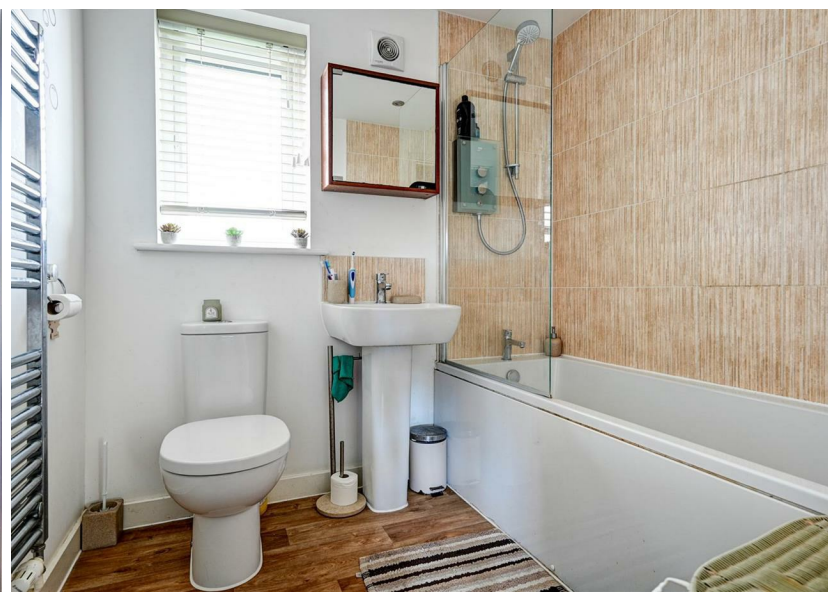
First Floor

Landing

Built-in airing cupboard. Loft access hatch with an aluminium extending loft ladder.

Bedroom 1 12'4" max x 10'4" plus recess (3.76m max x 3.15m plus recess)

Radiator. Fitted wardrobes. Built-in over stairs cupboard. Radiator. UPVC double glazed window to front aspect.



En-suite Shower Room 6'0" x 5'0" (1.83m x 1.52m)

Tiled corner shower cubicle with a mixer shower, shower attachment and a rainfall fitting above. Pedestal wash basin with tiled splashback. WC. Radiator. Extractor. Inset ceiling spotlights. UPVC double glazed window to side.

Bedroom 2 12'3" x 9'3" (3.73m x 2.82m)

Radiator. UPVC double glazed window to front aspect.

Bedroom 3 9'7" x 9'3" (2.92m x 2.82m)

Radiator. Television point. UPVC double glazed window to rear aspect.

Bedroom 4 9'7" x 7'3" (2.92m x 2.21m)

Radiator. UPVC double glazed window to rear aspect.

Bathroom 6'10" x 6'3" (2.08m x 1.91m)

White suite comprising panelled bath with tiled surround and a mira Azora shower above. Pedestal wash basin with tiled splashback. WC. Chrome towel radiator. Extractor. Inset ceiling spotlights. UPVC double glazed window to rear.

Outside

A brick weave driveway provides parking for two vehicles and there is an integral single garage measuring 4.78m x 2.69m (15'8" x 8'10") with up-and-over door, light and power. The front garden is laid to lawn and there is potential to widen in the driveway

to create further parking spaces. A pathway and gate to the side of the property leads to the rear garden which is enclosed by fencing and laid to lawn with a paved patio area to the rear boundary.

Tenure

Freehold.

Services

Mains water, gas, electricity and drainage.

Council Tax

Great Yarmouth Borough Council - Band D

Location

Bradwell is a popular residential area adjoining Gorleston 2 miles from Great Yarmouth Town centre * There are a variety of local shops * Schools * Medical centre * Regular bus services to the main shopping areas * Indoor swimming pool and recreation areas.

what3words

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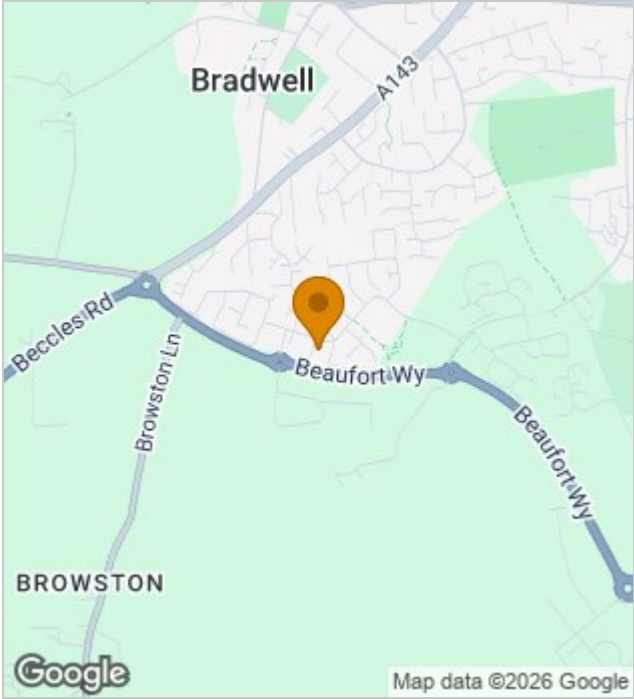
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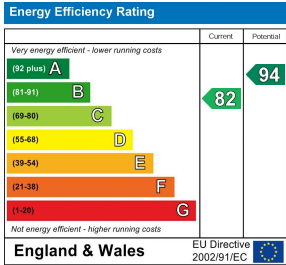
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Aldreds Gorleston Office on 01493 664600 if you wish to arrange a viewing appointment for this property or require further information.

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