

8 Bell Close, Bawdeswell, NR20 4SL



8 Bell Close

Offers Over £300,000

This chalet bungalow has been extended to the side and boasts comfortable, well-present accommodation, as well as a large gravel driveway and good-sized rear garden.

The property has oil fired central heating and has accommodation briefly comprising; living room with wood burning stove, dining room with French doors to rear, fitted kitchen with integrated appliances, supporting utility, ground floor bathroom and bedroom, first floor landing, two bedrooms with the main having an en-suite W.C.

Outside, the driveway can cater for a number of vehicles. There is also a single garage, with gate to the side which allows access through to the rear garden. The rear garden is enclosed and split into two main sections; a paved patio area and picket fencing, and a gate opening to the lawn, which has various shrubs and trees to borders.

Features

- Semi-Detached Chalet Bungalow
- 3 Bedrooms
- Living Room With Wood Burning Stove
- Dining Room With French Doors To Rear
- Fitted Kitchen With Integrated Appliances
- Separate Utility
- Large Driveway & Single Garage
- Rear Garden With Good Level of Privacy



Situation

Bawdeswell is a well-served village located roughly 13 miles North West of Norwich on the A1067 Fakenham Road. There is a village primary school, excellent Morrisons mini-supermarket and regular bus routes between Fakenham and Norwich. Bawdeswell is located within the popular Reepham High school and sixth form centre catchment area.

Directions

To find the property head out of Reepham along the B1145 in direction of Bawdeswell. Continue for approximately 4 miles, entering the village along Reepham Road and continue through the village. Take the right hand turning into Hall Road, followed by the next left hand turn into Bell Close. The property will be seen immediately on the right-hand side.

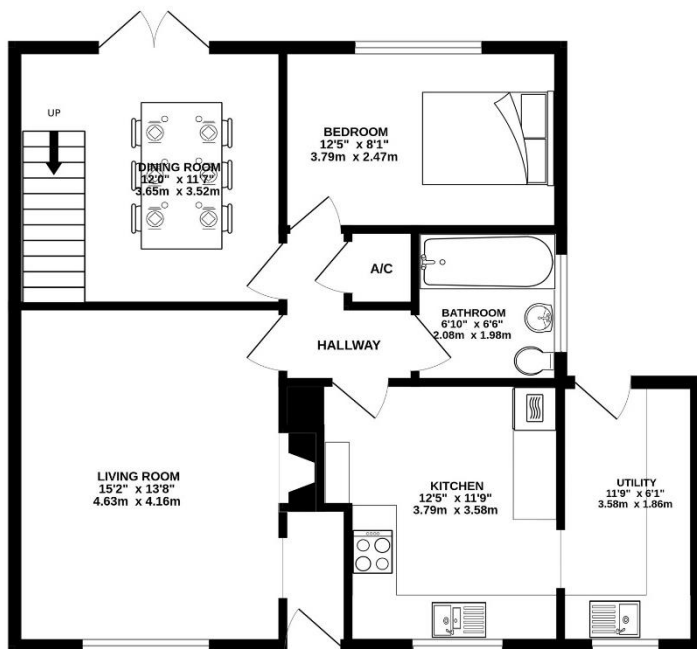
For further information and to arrange your viewing, please contact our friendly and professional staff.

This property is being marketed by our Reepham office and the property reference is FPN220115.

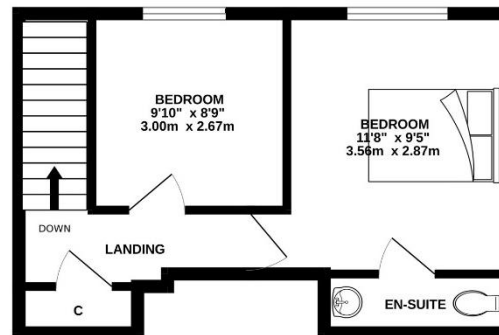
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GROUND FLOOR
715 sq.ft. (66.4 sq.m.) approx.



1ST FLOOR
290 sq.ft. (26.9 sq.m.) approx.



TOTAL FLOOR AREA: 1004 sq.ft. (93.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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