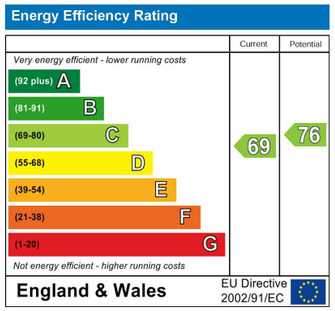
DIRECTIONS

SATNAV: PE33 0TQ



NOTES FOR PURCHASERS:

MEASMEASUREMENTS: All measurements quoted are approximate.

DRAWINGS/ SKETCHES/ PLANS: This representation is provided for general guidance and is not to scale.

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King's Lynn

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ENTRANCE HALL
Fitted carpet, door to lounge, stairs to first floor, single radiator.

LOUNGE 14'5" x 11'10" (4.39m x 3.61m)
Laminate flooring, single radiator, window to front aspect, electric fire, double doors to kitchen/dining room.

KITCHEN/DINIING ROOM 15'01 x 11' (4.60m x 3.35m)
Laminate flooring, French doors to rear garden, single radiator, range of wall-mounted, base and drawer units, sink with drainer under window to rear garden, integrated electric oven and hob, integrated dishwasher, space and plumbing for washing machine, door to side aspect, pantry cupboard.

LANDING
Fitted carpet, window to side aspect, leading to all rooms, storage cupboard.

BEDROOM ONE 13'4" x 8'9" (4.06m x 2.67m)
Fitted carpet, built in wardrobe, window to front aspect, single radiator.

BEDROOM TWO 10'1" x 8'8" (3.07m x 2.64m)
Fitted carpet, window to rear aspect, single radiator, built in wardrobe.

BEDROOM THREE 10'5" x 6'3" (3.18m x 1.91m)
Fitted carpet, window to front aspect, single radiator.

BATHROOM 6'2" x 5'11" (1.88m x 1.80m)
LVT Flooring, obscured window to rear garden, double radiator, hand wash basin, W.C, fitted bath with shower attachment.

IMPORTANT INFORMATION
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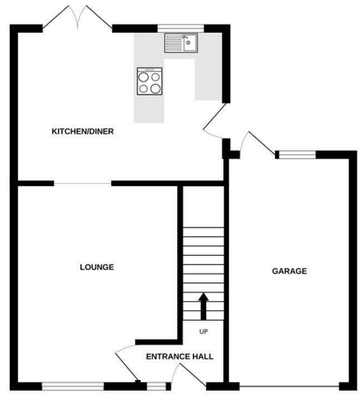
Situated in the charming village of Watlington this delightful three-bedroom semi-detached house on Paige Close offers a perfect blend of comfort and convenience. The property features a spacious reception room, ideal for both relaxation and entertaining guests. The three well-proportioned bedrooms provide ample space for family living or accommodating guests.

One of the standout features of this home is the fully enclosed garden, which presents a wonderful outdoor space for children to play or for hosting summer barbecues. Additionally, the property boasts a garage and a private driveway, ensuring that parking is never a concern.

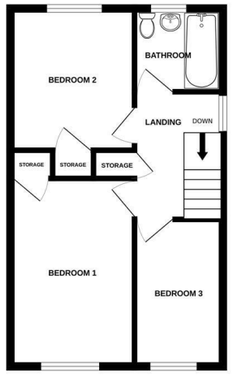
Situated in a popular village location, this residence benefits from excellent transport links, including a well-connected train station, making it easy to commute to nearby towns and cities. The surrounding area is known for its friendly community atmosphere and local amenities, providing everything you need within easy reach.

This semi-detached house is an ideal choice for families or anyone seeking a peaceful yet connected lifestyle. With its attractive features and prime location, it presents a fantastic opportunity for those looking to make a house a home.

GROUND FLOOR



1ST FLOOR



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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