

Hall Lane | Norwich | NR9 4JX

Asking Price £400,000

twgaze

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Detached 3 bedroom bungalow. Elevated spot, in non-estate position, found just a few moments walk from Hingham Market Place. Spacious kitchen/diner. Bathroom with separate shower cubicle. Single garage and ample driveway space. No onward chain.

- Comfortable detached bungalow
- Living Room with bow window
- Good size kitchen/diner
- Oil fired central heating
- In elevated spot, just a few minutes walk from the shops and Market Place
- Single garage with ample parking on driveway.
- Bathroom with separate shower cubicle
- No onward chain

Location

The town is picturesque and famed for its ancestral links to one time US president, Abraham Lincoln, to which a local café found on The Fairlands promotes the name. A large reason for Hingham's popularity is down to its numerous facilities, handy shops and local businesses which are centred around the pretty Market Place. The town also has a primary school and good doctors surgery which was recently voted within the top surgeries in England. Several other market towns including Wymondham, Attleborough and Dereham are all within 10 miles from Hingham, with Norwich also just 14 miles away. There is a regular bus service which runs between Watton and Norwich (both via Wymondham and the Norfolk & Norwich University Hospital). Norwich is a historic and popular university city offering a vibrant entertainment scene, with numerous independent shops, bars and restaurants, as well as excellent shopping facilities. The city offers good transport links with a central railway and bus station and an international airport located just a few miles north of the city.





















The Property
Found in a slightly elevated, non-estate position just a short walk from The Market Place, the bungalow offers tidy and well presented accommodation which includes 3 bedrooms (two doubles and a single bedroom). The well proportioned living room faces the front, with sunny afternoon aspect. A central hallway with useful coat cupboard and separate airing cupboard, leads to all three bedrooms, bathroom and the spacious fitted kitchen/diner, which has access onto the side driveway.

Outside
Driveway leads down the side of the property to a single garage and sheltered porch. The front is laid to lawn and also extends down the side of the property around to the rear garden. The rear garden is laid to lawn with fenced rear boundary.

Services: Mains electricity, water and drainage are connected to the bungalow. An oil fired boiler provides domestic hot water and heating.

Agent no: Exchanging contracts is subject to grant of probate being issued.

How to get there:
What3words: ///

Viewing; Viewings are strictly by appointment via TW Gaze.

Freehold

Council Tax: D

Anti-Money Laundering, Terrorist Financing and Transfer of funds Regulations 2017.
In line with the regulations, TW Gaze are legally required to carry out AML due diligence checks on all proposed legal purchasers involved in the transaction. A charge of £25.00 + VAT (£30.00 Inc VAT) processing fee is applicable for each purchaser once an acceptable offer is agreed.

Ref: 2/20136





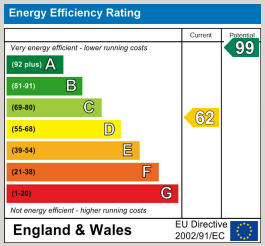




Ground Floor

Approx. 103.3 sq. metres (1111.5 sq. feet)

Total area: approx. 103.3 sq. metres (1111.5 sq. feet)



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