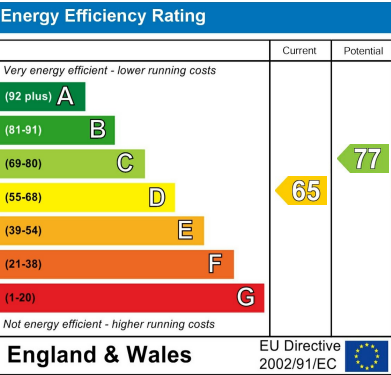


DIRECTIONS

Sat Nav: PE34 4HX



NOTES FOR PURCHASERS:

MEASUREMENTS: All measurements quoted are approximate.

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

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IMPORTANT NOTICE: The services, central heating system, together with any appliances included in these particulars have not been tested by the agents and therefore cannot be guaranteed to be in full working order. We advise all prospective purchasers to employ their own independent qualified experts prior to purchase, as we are not qualified to express an opinion on these matters and therefore take no responsibility for their suitability or function.

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31 Marsh Road Terrington St. Clement King's Lynn PE34 4HX

**DETACHED THREE BEDROOM BUNGALOW WITH DRIVEWAY PARKING
AND A WELL MAINTAINED GARDEN. IMMACULATELY PRESENTED.**

King's Lynn

£395,950 Freehold

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ENTRANCE HALL

Laminate flooring, storage cupboard, double radiator

LOUNGE

Fitted carpet, French doors to rear patio, multifuel burner with tiled hearth.

KITCHEN / DINER

Range of modern wall base and drawer units with worktop over, large space for oven (discussion available for the current one), space for fridge/freezer, integrated microwave, integrated dishwasher and bin storage. Centre Island with breakfast bar, French doors to the rear garden, large rear window above feature tap with open field views. Earth effect tiled flooring.

UTILITY ROOM

Range of base and wall units with worktop over, space for tumble drier and under counter freezer, window to the rear aspect. Tiled flooring continued through from kitchen.

BEDROOM ONE

Fitted carpet, window to front aspect, ample space for all storage, double radiator, leading to modern en-suite wet room.

ENSUITE

Stunning surround stone effect glossed tiles, Wet room shower, hand wash basin with vanity unit, W.C, obscured window

BEDROOM TWO

Laminate flooring, double radiator, window to front aspect, ample space for storage.

BEDROOM THREE

Fitted carpet, double radiator, window to front aspect.

BATHROOM

Four piece suite comprising of bath with surround wall tiling, built-in hand wash basin with vanity units, concealed W.C, double walk in shower enclosure with surround wall tiling, heated towel rail, obscured window to side and vinyl flooring.

REAR OF PROPERTY

Well maintained rear garden mainly laid to lawn with established shrubs and plants including box hedging. Brick built borders. Open field views. Covered seating area on patio area, including electric sockets, perfect for entertaining.

FRONT OF PROPERTY

Wooden gated entrance. Grape, pear and apple trees. Opening into a brick weave driveway providing ample parking for multiple vehicles.

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Situated on Marsh Road in the charming village of Terrington St. Clement, this immaculately presented detached bungalow offers a perfect blend of comfort and style. With three generously sized bedrooms, including a master suite complete with an ensuite shower room, this home is ideal for families or those seeking extra space. As you enter, you are welcomed into a bright and spacious reception room, where a multi-fuel burner creates a warm and inviting atmosphere, perfect for cosy evenings. The open plan kitchen diner is a standout feature, boasting a breakfast island that encourages family gatherings and casual dining. The kitchen is thoughtfully designed, complete with a unique wooden light fitting, adding a touch of character to this modern space. The property also includes a well-appointed family bathroom featuring a four-piece suite, ensuring convenience for all residents. Each room is filled with natural light, enhancing the overall sense of space and comfort throughout the home. Outside, the well-maintained garden provides a tranquil retreat, complete with a seating area that offers stunning views of the surrounding fields. This outdoor space is perfect for entertaining or simply enjoying the peaceful countryside. In summary, this delightful bungalow on Marsh Road is a rare find, combining modern living with the charm of rural life. With its spacious layout, beautiful garden, and convenient location, it is an excellent opportunity for anyone looking to settle in a serene yet accessible area.

GROUND FLOOR





