



A superb fully refurbished detached cottage, located in this popular Norfolk village, finished to an extremely high standard, positioned on generous plots with parking.

In brief

Norwich 7 miles, Cambridge 70 miles and London 123 miles (distances are approximate).

- Brundall Train Station 1.4 miles
- Norwich City Centre 8 miles
- Norwich Airport 10 miles
- Norfolk Broads 5 miles
- Norfolk Coast 14 miles

Gross Internal Area: 1,124 sq ft approx

1 Mission Hall Close, Blofield, Norwich
£350,000

Description

Renovated 3 bed detached home.

On entry there is a spacious hallway featuring wood effect vinyl flooring, window to side, multimedia point, BT telephone/internet point. A store cupboard which houses the boiler, switch board while also being equipt with a light.

Leading from this is a separate lounge with dual aspect windows, carpet to floor, feature fire place and TV point.

At the rear of the property you will find a spacious kitchen diner which offers, feature fire place, glass panel door to rear, fully fitted kitchen, stainless steel sink with mixer tap, Bosch dishwasher, Bosch oven, Bosch electric induction hob with Bosch stainless steel splash back, Bosch cooker hood, Bosch under counter fitted fridge. Leading from this area is the utility with door to access the rear garden, space for tall fridge/freezer, space for washing machine and eye level cupboards. From here you have access to the downstairs cloakroom with low level W/C, hand wash basin with mixer tap. All with wood effect vinyl flooring.

Upstairs is fully carpeted hallway and bedrooms with vinyl to the family bathroom.

Bedroom 1 has feature fireplace, telephone and TV point with en-suite with offers low level W/C, hand wash basin with mixer tap, chrome heated towel rail and single shower unit. Ensuite features wood effect vinyl flooring.

Bedroom 2 feature fireplace, telephone and TV point and bedroom 3 TV point.

Completing the layout is the family bathroom with low level W/C, hand wash basin with mixer tap, bath with electric shower over and glass

screen, stylish wet boarding, chrome heated towel rail and storage cupboard which houses the hot water tank .

Throughout the property there are multiple power points, hardwired smoke detectors, isolators and landing offers access to loft space which has power and lighting.

Outside

Enjoying a delightful private position set back from the road, with gravel driveway, parking to the front with front lawn area. The rear garden has a patio paved with slabs. There is also a rear tap and rear sensor lights.

Location

Located in the popular village of Blofield, a thriving village with a history that dates back to the Domesday book, Mission Hall Gardens sits in the heart of the village, just a 6 minute walk from the village shops and an array of local amenities including convenience store, post office, newsagents and florists, beauty spa and hair salon. A little further away is the local farm shop and camping / garden centre complete with tea rooms. Offering a primary school, doctors' surgery and library, Blofield also includes facilities such as the Margaret Harker Hall, Blofield Court House and Heathlands Community centre, all of which offer an array of activities for the community. Finally, in the heart of the village is the Kings Head pub, perfect for a drink or to enjoy a meal from their English or Thai menu, take advantage of their takeaway service or head to the village's Fish & Chip shop.

Room Measurements:

Sitting room 4.01 x 4.06

Kitchen 2.90 x 1.94

Kitchen diner area 3.91 x 4.06

Utility 1.67 x 1.88

Cloakroom 1.02 x 1.68

Hallway 5.25 x 1.81

Bedroom one 4.02 x 3.12

Bedroom two 2.93 x 4.01

Bedroom three 2.69 x 2.96

En-suite 0.76 x 2.68

Family bathroom 2.76 x 1.91

Management Company

There will be a management company set up in respect of the private access road, landscaping and drainage.



Property Highlights

Landscaped front gardens, with area and rear garden with patio.

Situated on a small development of only 8 newly build and renovated homes.

Ready to move into.

Gravel driveway with off road parking with space for two cars.

Over 1600sq ft of living space.

Separate utility room

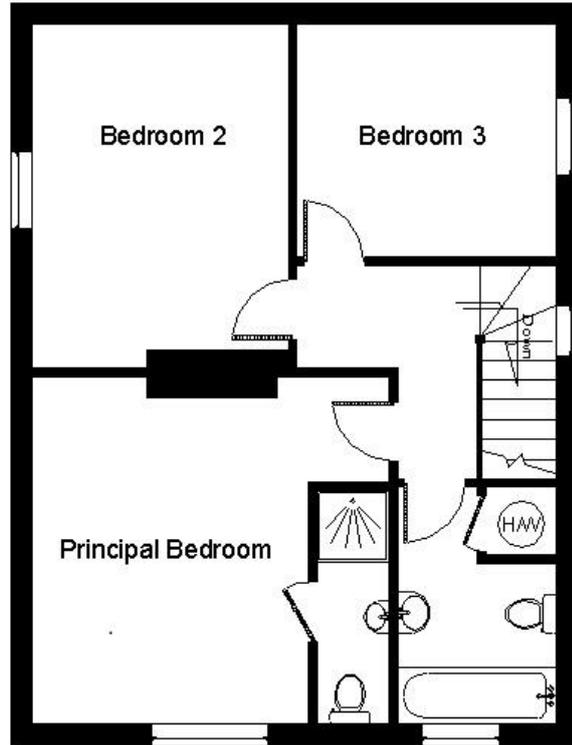
Ceiling mounted heat and Co2 detectors

Gas-fired ideal logic plus heating and hot water boiler

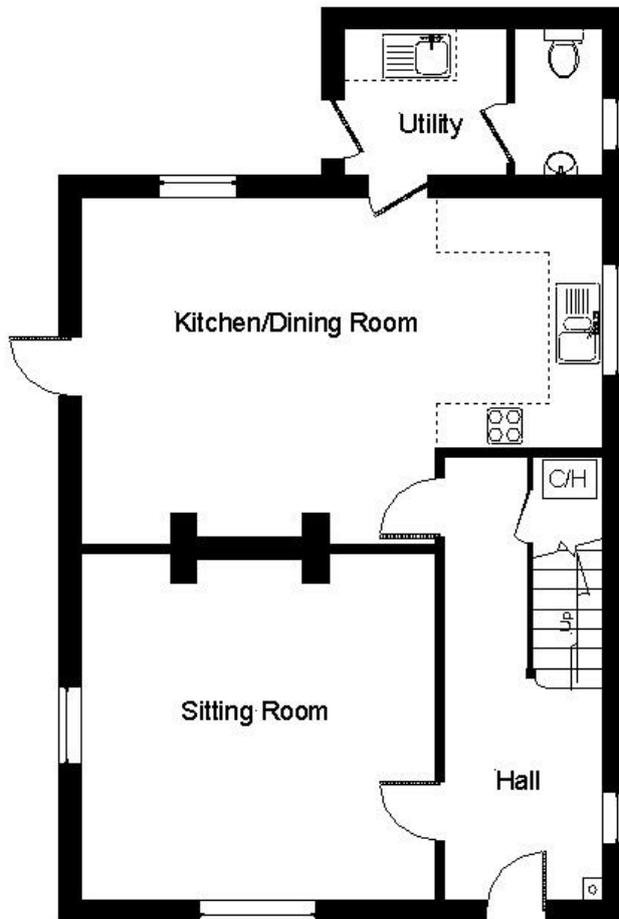
Radiators with thermostatic radiator valves to all rooms

Double glazed aluminium & timber composite windows, powder coated anthracite





First Floor



Ground Floor

NOT TO SCALE: For guidance purposes only

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