



NEWSON & BUCK  
ESTATE AGENTS

6 Bennett Close  
Watlington  
Norfolk  
PE33 0TF

£225,000

A stunning extended bungalow which has been fully refurbished by the current owners. The accommodation comprises porch, entrance hall, open plan kitchen dining living room, bathroom and two bedrooms (the second bedroom being currently used as a dressing room). The property further benefits from gas central heating, double glazing and separate home office. Local amenities can be found in the Village including a rail link into Cambridge and London King's Cross, with more extensive facilities found in King's Lynn Town Centre.

- Extended Living Accommodation
- Two Bedrooms
- Fully Refurbished
- Home Office
- Gas Central Heating
- EPC Rating: E



### **Porch**

Entrance door to front and tiled flooring.

### **Hallway**

Radiator, laminate flooring and access to loft.

### **Open Plan Kitchen Dining Living Room**

29' 0" x 16' 2" (8.84m x 4.93m) L-Shape Room - Bifold doors to rear, lantern ceiling, fitted kitchen with integrated appliances including oven, fridge freezer, hob with extractor above, dishwasher and washing machine, island / breakfast bar, two radiators, storage cupboard and laminate flooring.

### **Bedroom One**

12' 9" x 9' 10" (3.89m x 3.00m) Double glazed window to front, radiator and fitted carpet.

### **Bedroom Two / Dressing Room**

11' 8" x 7' 10" (3.56m x 2.39m) Double glazed window to front, radiator and fitted carpet.

### **Bathroom**

8' 2" x 7' 9" (2.49m x 2.36m) Double glazed window to side, corner shower enclosure with mixer shower, freestanding slipper bath with mixer tap, combination unit with w/c and freestanding sink and tiled flooring.

### **Home Office**

11' 9" x 7' 6" (3.58m x 2.29m) Entrance door to front, door to side and window to rear.

### **Garden**

To the front of the property is a gravel driveway creating off road parking for numerous vehicles. To the rear of the property is a garden mainly laid to lawn with a patio area following from the kitchen / diner.

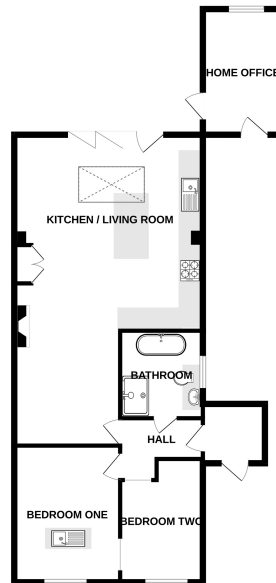
**EPC Rating: E**

**Council Tax: A**





GROUND FLOOR



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