



**66 Checker Street, King's Lynn**  
**Guide Price £119,950**

**BELTON DUFFEY**



# 66 CHECKER STREET, KING'S LYNN, NORFOLK, PE30 5AS

A two bedroom, mid terrace house, situated in a convenient location close to town centre with courtyard garden.

## DESCRIPTION

A two bedroom mid terrace house in a convenient location in the 'Friars' area, close to town centre.

The accommodation briefly comprises sitting/dining room, kitchen, rear lobby and bathroom to the ground floor. To the first floor there are two bedrooms.

The property benefits from gas fired central heating and partial double glazing.

Outside the property has a rear courtyard garden.

## SITUATION

The property is situated in the popular Friars area of King's Lynn which is a residential area located off London Road, being close to the town centre. In the vicinity local shops, primary and secondary schools and a regular bus service. There is good access to the Queen Elizabeth Hospital, and the various industrial estates. The railway station and town library are within walking distance of the property, as is "The Walks" park area.

## SITTING/DINING ROOM

6.2m max x 3.54m narrowing to 2.77m (20' 4" x 11' 7") 2 radiators, inset gas fire with marble hearth, cupboard housing gas meter, cupboard housing electric meter and consumer unit, laminate flooring, stairs to first floor landing area, understairs storage cupboard.

## KITCHEN

3m x 1.63m (9' 10" x 5' 4") Worktop with inset sink unit with chrome mixer tap, cupboards under, space for washing machine. Matching wall cupboards, tiled splash backs, door to rear courtyard.

## INNER HALL

1.24m x 1.04m (4' 1" x 3' 5") Radiator, heating controls, airing cupboard housing hot water cylinder.

## BATHROOM

1.87m x 1.84m (6' 2" x 6' 0") 3 piece white suite comprising panelled bath with electric shower over and glass screen, part tiled walls, wash hand basin, low level WC, tiled floor, radiator.

## FIRST FLOOR LANDING

Access to loft space.

## BEDROOM 1

3.67m x 3.29m excluding recess (12' 0" x 10' 10") Radiator, Laminate flooring, built-in cupboard.

## BEDROOM 2

2.76m x 2.46m (9' 1" x 8' 1") Radiator, laminate flooring, shelved recess, Ideal logic heat 12 gas central heating boiler.





## **OUTSIDE**

To the rear of the property is a courtyard garden enclosed by walled boundaries.

## **DIRECTIONS**

Proceed out of Kings Lynn on London road, past ECS computers and Vallingers Road on the right, continue along taking the next right hand turning, after the London Porter House into Checker Street proceed down and the property to be seen on the right.

## **OTHER INFORMATION**

Borough Council King's Lynn & West Norfolk, King's Court, Chapel Street, King's Lynn, PE30 1EX. Council Tax Band B

Gas central Heating.

EPC - C

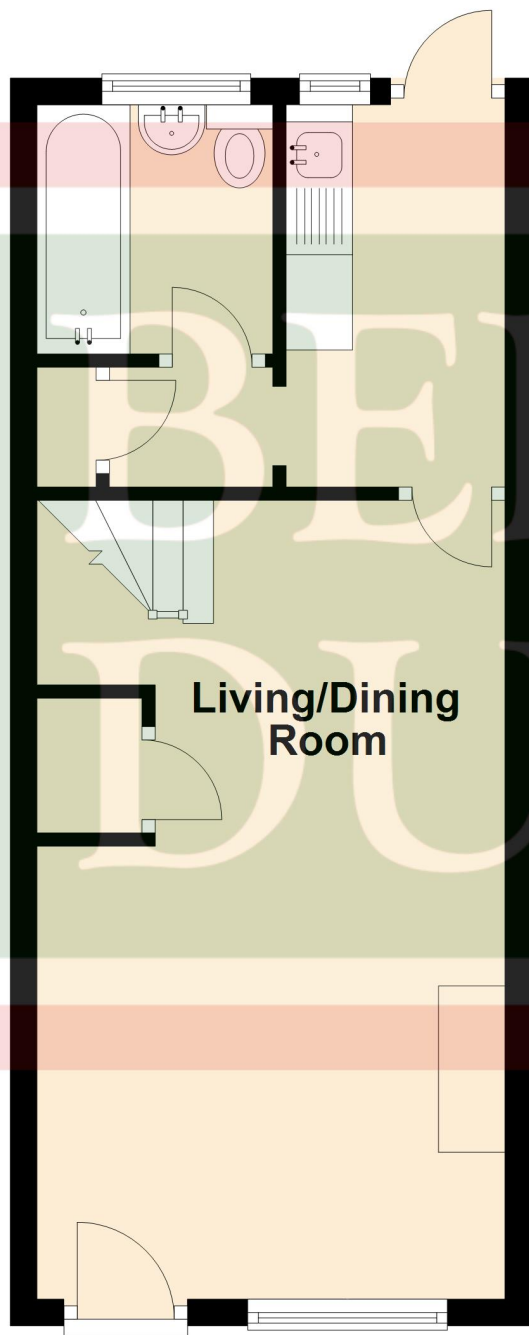
## **TENURE**

This property is for sale Freehold.

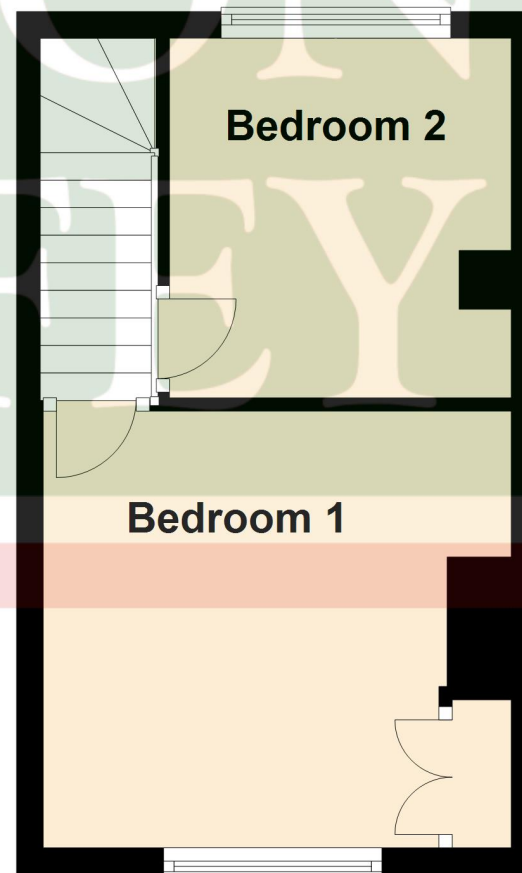
## **VIEWING**

Strictly by appointment with the agent.

## Ground Floor



## First Floor







## BELTON DUFFEY

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