



15 Ingoldale, Ingoldisthorpe
Offers in Region of £335,000

**BELTON
DUFFEY**

15 Ingoldale

Ingoldisthorpe, King's Lynn,
Norfolk, PE31 6NY



A well presented 3 double bedroom detached bungalow with ample parking, garage and gardens, in a popular village location.

DESCRIPTION

This well-presented three double-bedroom detached bungalow features a modern kitchen/diner and a stylish contemporary bathroom. The property benefits from UPVC double glazing and central heating and is offered with NO ONWARD CHAIN.

ACCOMMODATION

The accommodation is entered via an entrance porch which opens into a welcoming entrance hall. This in turn leads to a well-proportioned sitting room enjoying twin-aspect windows and a feature fireplace with a living-flame gas fire.

Further accommodation includes a modern, well-appointed kitchen/breakfast room with a separate utility area, benefitting from a personal door providing access to the garage.

The bungalow offers three generously sized bedrooms and a contemporary bathroom fitted with a suite comprising a panelled bath, separate shower cubicle, wash hand basin set within a vanity unit with storage beneath, and a low-level WC.

OUTSIDE

There is a good size driveway providing ample off-road parking and leading to the garage. In addition, a gravelled area offers further parking and continues around to the side of the property.

To the side is an enclosed garden, with rear patio area and laid to lawn with gravel areas and well-established flower and shrub borders. A pathway runs across the rear of the bungalow, with the added benefit of an external power point and outside tap.

GARAGE

There is an attached garage with up and over door, power and light.



what3words: ///closes.banks.masses

*This what3words address refers to a 3 meter square location.
Enter the 3 words into the free what3words app to find it.*

SERVICES AND EPC RATING

Mains water, mains drainage and mains electricity. gas fired central heating to radiators. EPC Rating Band D.

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

TENURE

This property is for sale Freehold.

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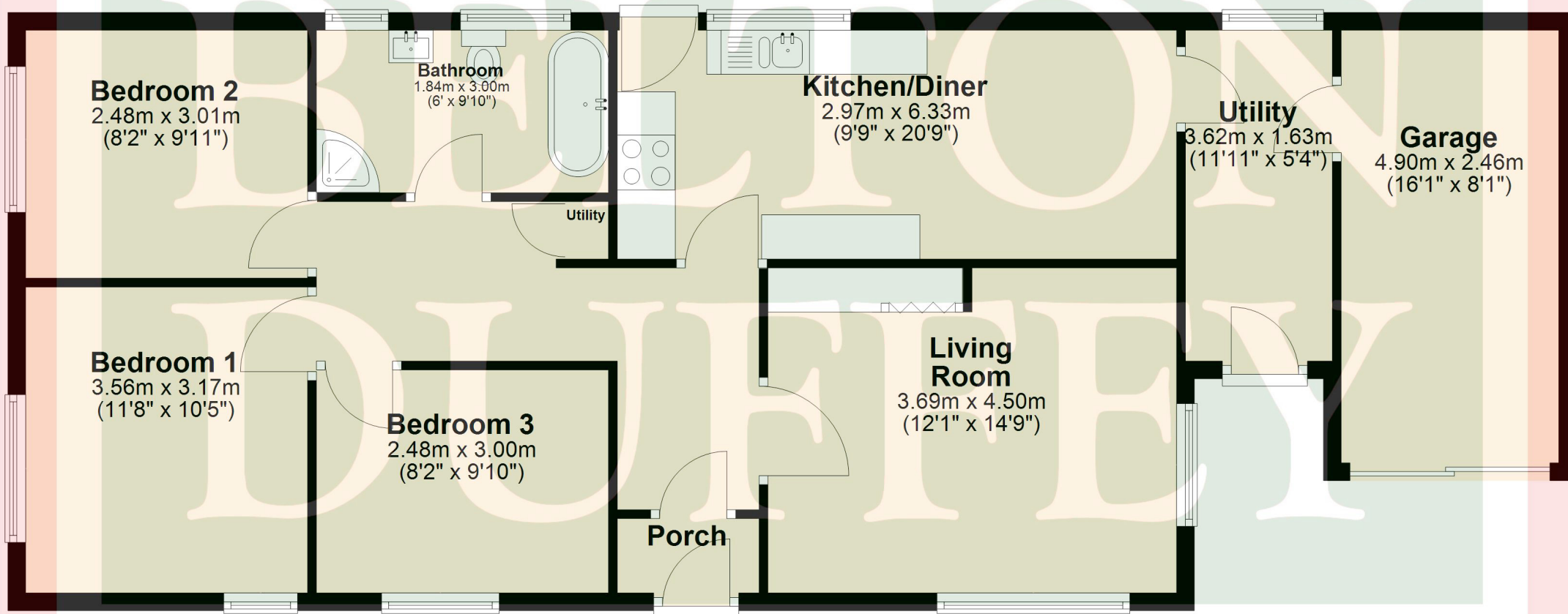




SITUATION

ngoldisthorpe is a small village being situated between the villages of Dersingham and Snettisham on the Wash coast being North of Kings Lynn. The village has a post office and there are many shops and doctors surgery etc found nearby in Dersingham and Snettisham. The Rose & Crown a popular public house also being situated in Snettisham. Kings Lynn is approximately 10 miles to the South with the Vancouver shopping centre and various shops. In Kings Lynn there is also the London Kings Cross line approximately 1 hour 40 via Cambridge.

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IMPORTANT NOTICES: 1. Whilst these particulars have been prepared in good faith to give a fair description of the property, these do not form any part of any offer or contract nor may they be regarded as statements of representation of fact. 2. Belton Duffey have not carried out a detailed survey, nor tested the services, appliances and specific fittings. All measurements or distances given are approximate only. 3. No person in the employment of Belton Duffey has the authority to make or give representation or warranty in respect of this property. Any interested parties must satisfy themselves by inspection or otherwise as to the correctness of any information given.



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