



NEWSON & BUCK
ESTATE AGENTS



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1 Gaskell Way, King's Lynn, Norfolk PE30 3SD

£325,000

Set within walking distance of local amenities and the nearby primary school is this well presented three bedroom linked detached family home. The property comprises of an entrance hallway, w/c, lounge diner, kitchen, utility, conservatory, three bedrooms and a family bathroom. Further more there is an enclosed rear garden, solar panels that keeps electricity cost to a minimum, a garage and off road parking for numerous vehicles. Within a two minute walk is a bus that takes you straight into King's Lynn town centre which in itself has mainline rail links to Cambridge and London. Viewing is highly recommended for this family home.



01553 775151



Entrance Hallway

6' 02" x 18' 02" (1.88m x 5.54m) Vinyl flooring, one radiator

W/C

2' 04" x 7' 09" (0.71m x 2.36m) Vinyl flooring, sink, low flush w/c, one double glazed window, one radiator.

Lounge Diner

12' 02" x 28' 08" (3.71m x 8.74m) Fitted carpet, double glazed window, two radiators, fire place.

Kitchen

8' 06" x 10' 10" (2.59m x 3.30m) Vinyl flooring, fitted kitchen units with quartz work tops, sink, integrated oven, hob with over head extractor, double glazed sliding doors leading to conservatory.

Conservatory

18' 0" x 7' 08" (5.49m x 2.34m) Fitted carpet, one radiator, double glazed windows, patio doors opening to rear garden.

Utility

7' 10" x 10' 03" (2.39m x 3.12m) Tiled flooring, fitted units, space for washing machine, stainless steel sink.

Garage

7' 09" x 21' 06" (2.36m x 6.55m) Up and over front door, lighting and electrics.

Landing

Fitted carpet, one double glazed window, airing cupboard.

Bedroom One

10' 10" x 13' 04" (3.30m x 4.06m) Fitted carpet, one radiator, one double glazed window.

Bedroom Two

10' 0" x 11' 01" (3.05m x 3.38m) Fitted carpet, one radiator, one double glazed window.

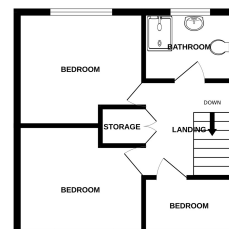
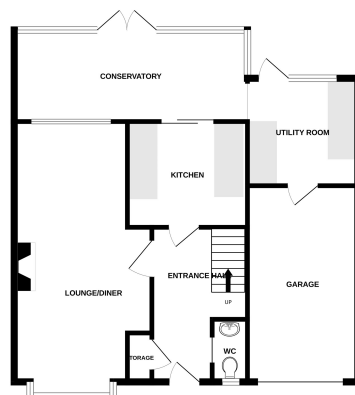
Bedroom Three

7' 07" x 8' 03" (2.31m x 2.51m) Fitted carpet, one radiator, one double glazed window.



GROUND FLOOR

1ST FLOOR



While every attempt has been made to ensure the accuracy of the description contained here, measurements of floors, windows, doors and any other items are approximate and no responsibility is taken for any errors, omissions or mis-statements. This plan is for guidance purposes only and should be used as such for any prospective purchase. The finishes, systems and appliances shown herein are not been tested and no guarantee as to their quantity or efficiency is given.
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