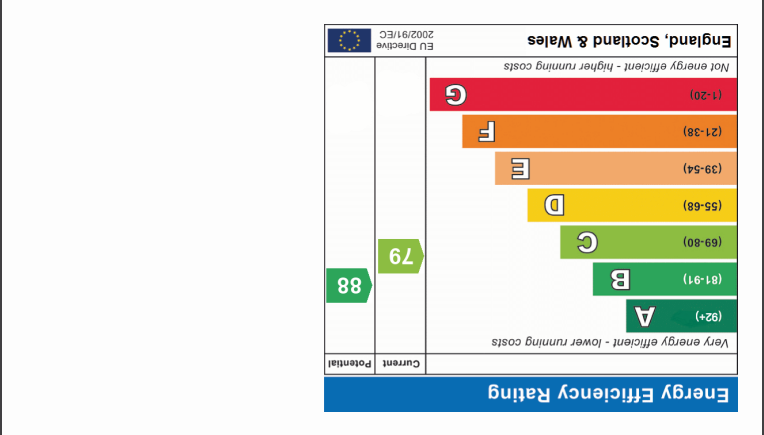


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5 Palomino Drive

Downham Market, PE38 9GG

OIEO £320,000

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# Palomino Drive

## Downham Market, PE38 9GG

This well presented 4 bedroom detached house benefits from a 24' kitchen dining room, a lounge with bay window and feature fireplace plus a utility room with a downstairs cloakroom. To the first floor there are 4 bedrooms two of which have en-suites plus a family bathroom. To the rear is an enclosed garden with a patio and lawned area and a gate leading to the front of the property which has a lawned area plus shingled borders edged with railway sleepers. There is a driveway with parking for 2 cars plus an integral garage. The town of Downham Market offers both Primary and Secondary education plus shops, restaurants and a leisure centre. There is a main line rail station with links to both Cambridge and London.



UPVC Double Glazed Door to:

Hall

7' 5" x 14' 6" (2.26m x 4.42m) Stair case to first floor: Under stairs storage. Radiator LVT flooring. Storage cupboard.

Lounge

12' 5" x 14' 6" (3.78m x 4.42m) UPVC double glazed bay window to front. Radiator: Luxury Vinyl Tiled flooring. Feature fire place with wood hearth. Double doors to kitchen/diner:

Kitchen/Diner

24' 3" x 12' 0" (7.39m x 3.66m) Range of wall and base units with roll edge worktop over: Gas hob. Eye level double oven. Integrated dishwasher. Breakfast bar. Space for fridge. Stainless steel sink and drainer with mixer tap. UPVC double glazed window to rear: UPVC double glazed patio door to rear: Tiled floor: Two radiators. Spot lights.

Utility

5' 5" x 7' 10" (1.65m x 2.39m) Roll edge worktop. Space for washing machine. Space for tumble dryer: Tiled floor: Radiator: Spot lights. Door to garage. Door to side.

Cloakroom

3' 9" x 5' 5" (1.14m x 1.65m) Obscured UPVC double glazed window to rear: WC. Pedestal wash hand basin. Tiled floor:

Garage

Up & over garage door: Lights . Door to Utility room. Wall mounted boiler:

Landing

Built in built in airing cupboard Loft hatch. Radiator: Doors to bedrooms and bathroom.

Bedroom 1

12' 5" x 12' 10" (3.78m x 3.91m) UPVC double glazed window to rear: Radiator: Door to En-suite.

En-suite.

Obscured UPVC double glazed window to side. Shower cubicle. Pedestal wash hand basin. WC. Extractor fan.

Bedroom 2

12' 5" x 9' 10" (3.78m x 3.00m) UPVC double glazed window to front. Radiator:

Bedroom 3

8' 9" x 12' 11" (2.67m x 3.94m) Velux window. Door to En-suite.

En-suite

7' 9" x 8' 10" (2.36m x 2.69m) Shower cubicle. WC. Pedestal wash hand basin. Radiator: Spots. Extractor fan.

Bedroom 4

UPVC double glazed window to rear: Radiator:

Bathroom

Panelled bath with mixer shower over: Wash hand basin incorporated in a vanity unit. WC. Obscured UPVC double glazed window to front. Heated towel rail. Extractor:

Front

Lawn. Two parking spaces. Slate border with sleeper surround.

Rear Garden

Patio area. Lawn. Side path to gate.

Agents Note:

Please be aware the property is being sold on behalf of a member of staff at King & Partners.

Disclaimer

Whilst we have endeavoured to prepare our sales particulars accurately none of the services, appliances or equipment have been tested. A buyer should satisfy themselves on such matters prior to purchase. Any measurements or distances mentioned in these particulars are for guide reference only. If such particulars are fundamental to a purchase, buyers should rely on their own enquiries. All enquiries should be directed to King & Partners in the first instance.