



# 10 Brady Gardens

Denver

Downham Market, PE38 0DA £192,500



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This 3 bedroom semi detached house is in the popular village location of Denver which has a local Public House, village store and primary school. It is just a short distance to Downham Market which offers a mainline rail link to Cambridge and London.

The property comprises of a fitted kitchen, living room with doors opening onto the sunroom which has access onto the rear enclosed garden. On the upper floor are three bedrooms and a family shower room. Outside to the front is a driveway offering off road parking. To the rear is an enclosed garden mainly laid to lawn.



UPVC Part Glazed Door To:

**Kitchen**

8' 0" x 12' 2" (2.44m x 3.71m) UPVC double glazed window to front. Fitted with a range of wall and base units with worktop over incorporating a stainless steel sink and drainer with mixer tap. Space for oven Space for washing machine. Space for fridge.

**Living Room**

17' 11" x 12' 3" (5.46m x 3.73m) UPVC double glazed window to side. Staircase to first floor. Electric heating. Patio door to rear sunroom.

**Sunroom**

6' 2" x 11' 2" (1.88m x 3.40m) UPVC double glazed construction. Patio doors to rear garden.

**Bedroom 1**

8' 0" x 12' 3" (2.44m x 3.73m) UPVC double glazed window to front. Electric heater.

**Bedroom 2**

11' 0" x 5' 7" (3.35m x 1.70m) UPVC double glazed window to rear. Electric heater.

**Bedroom 3**

6' 9" x 6' 3" (2.06m x 1.91m) UPVC double glazed window to rear. Electric heater.

**Shower Room**

6' 4" x 5' 6" (1.93m x 1.68m) UPVC double glazed window to side . Double shower cubicle with shower riser tap. W.C. Wash hand basin.

**Rear Garden**

Enclosed rear garden mainly laid to lawn.

**Front**

Driveway to front. Storage shed with up and over door.

**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.