



38 Sir Lewis Street, King's Lynn
Guide Price £129,950

BELTON DUFFEY



38 SIR LEWIS STREET, KING'S LYNN, NORFOLK, PE30 2AH

A 2 bedroom, 2 reception mid-terraced property situated in a popular location close to the town centre.

DESCRIPTION

A 2 bedroom, 2 reception mid-terraced property situated in a popular location close to the town centre.

The accommodation briefly comprises sitting room, dining room and kitchen to the ground floor. On the first floor are two bedrooms and a bathroom.

Outside is a courtyard garden with brick built storage shed.

The property benefits from double glazing and gas central heating.

SITUATION

Sir Lewis Street is a residential area being close to the town centre with its regular bus service, local shops, primary and secondary schools. There is good access to the Queen Elizabeth Hospital, as well as the various industrial estates. The railway station and town library are within walking distance.

SITTING ROOM

3.44m x 3.66m (11' 3" x 12' 0")

Window to front, built-in storage cupboard and shelving, radiator and wood effect flooring.

INNER LOBBY

Built in understairs storage cupboard with shelving.

DINING ROOM

3.10m x 3.66m (10' 2" x 12' 0")

Window to rear, stairs to first floor, radiator, wood effect flooring and opening into kitchen.

KITCHEN

2.80m x 1.84m (9' 2" x 6' 0")

A modern fitted kitchen with range of light grey coloured wall and base units with worktops over, tiled splashbacks, 1.5 bowl composite sink unit with chrome mixer tap, built in 4 ring ceramic hob with glass splashback, extractor over, built-in fan assisted electric oven under, space for fridge/freezer, plumbing and space for automatic washing machine, door leading to courtyard garden, window to side, radiator.

FIRST FLOOR LANDING

Loft access.

BEDROOM 1

3.44m x 3.66m (11' 3" x 12' 0")

Window to front, radiator.



BEDROOM 2

2.95m x 2.36m (9' 8" x 7' 9")

Window to rear, radiator, built in storage cupboard.

BATHROOM

2.64m x 1.94m (8' 8" x 6' 4")

P-shaped panelled bath with glass shower screen, mixer tap and mains shower, vanity wash hand basin, low level WC, window to rear, radiator and gas fired central heating boiler.

OUTSIDE

To the rear of the property is a courtyard garden with access gate.

ADJOINING BRICK OUTBUILDING/STORE

Power and light, fitted shelving.

DIRECTIONS

From the King's Lynn office, head out of town on railway road, follow the road round on to John Kennedy Road, at the traffic lights stay in the right hand land and turn on to Loke Road. Take the next left hand turning on to Sir Lewis Street and the property will be found half way down on the right hand side.

OTHER INFORMATION

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

Gas fired central heating.

EPC - D.

TENURE

This property is for sale Freehold.

VIEWING

Strictly by appointment with the agent.



AWAITING

FLOORPLAN





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