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7 Chapel Yard Cottages

Narborough Road

Pentney

£179,900

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# 7 Chapel Yard Cottages

Pentney, King's Lynn, PE32 1JL

This lovely two bedroom cottage has been much improved by the current owners to offer a cosy kitchen/living room with a log burning stove and patio doors that open onto the enclosed garden. The downstairs has stone floors and exposed brickwork to add to the character and feel. Upstairs are two bedrooms and a modern recently refurbished bathroom. Outside is a meandering garden with a patio area and a gravel path that leads to raised beds suitable for home grown produce. In addition there is a gravelled parking area suitable for two cars.

The village of Pentney is situated just 8 miles from Kings Lynn and 6 miles from Swaffam so an ideal location to enjoy village life but with the north norfolk coast and other shops and services just a short drive away.



Part Glazed Double Door To Entrance Porch:

Entrance Porch

5' 5" x 3' 8" (1.65m x 1.12m) Double glazed window to side. Tiled floor. Part glazed door to kitchen/living room

Kitchen/Living Room

16' 3" x 11' 10" (4.95m x 3.61m) Max. Two double glazed window to front and rear.

Kitchen Area: Feature exposed brick wall. Base storage cupboards with wooden worktop. Sink and drainer with mixer tap. Dishwasher. Electric oven. Space for fridge freezer. Under stairs dining area. Stone floor. Under stairs storage cupboard.

Living Area: Feature exposed brickwork. Patio door to garden. Log burning stove within fireplace, Stone floor.

Landing

Loft hatch.

Bedroom 1

9' 10" x 11' 11" (3.00m x 3.63m) Double glazed window to front with internal shutter. Electric heater.

Bedroom 2

5' 11" x 9' 6" (1.80m x 2.90m) Double glazed window to front with internal shutter. Electric heater. Airing cupboard.

Bathroom

4' 11" x 6' 6" (1.50m x 1.98m) Double glazed window to front. Bath with electric shower. Wash hand basin. W.C. Wall heater.

Outside

Mature garden with shrubs. Patio area. Raised beds. Gravelled parking area.

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.