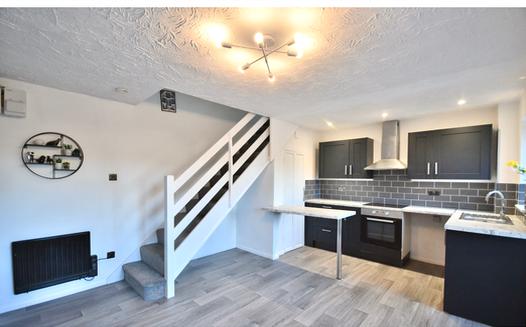




NEWSON & BUCK
ESTATE AGENTS



45c John Davis Way, Watlington, King's Lynn

£135,000

Newson & Buck are delighted to offer to the market this one bedroom house situated in the popular Village of Watlington and is located within walking distance of Watlington Train Station. The accommodation comprises entrance porch, kitchen living room, bathroom and one double bedroom. The property further benefits from modern electric heating, double glazing and off road parking.



01553 775151



Entrance Porch

Double glazed door to front and vinyl flooring.

Kitchen / Living

12' 3" x 16' 3" (3.73m x 4.95m) Fitted kitchen with integrated oven, hob and extractor, storage cupboard housing hot water tank, two double glazed windows to front, two electric radiators and vinyl flooring.

Landing

Fitted carpet

Bedroom

10' 3" x 9' 3" (3.12m x 2.82m) Double glazed window to front, built in wardrobe, electric radiator and fitted carpet.

Bathroom

6' 0" x 6' 8" (1.83m x 2.03m) Double glazed window to front, panel bath with electric shower above, pedestal wash hand basin, low flush w/c, electric towel rail and vinyl flooring.

Garden

A low maintenance garden mainly laid to shingle with a patio area and mature borders.

Parking

Off road parking for two vehicles.

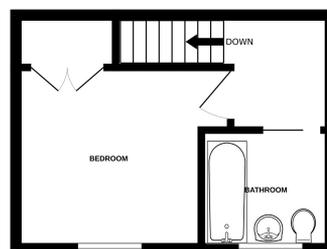
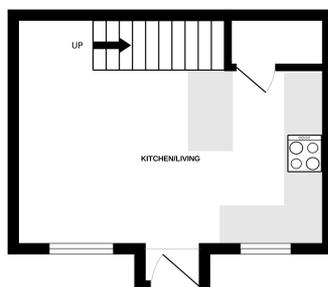
Council Tax Band: A

EPC Rating: E



GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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