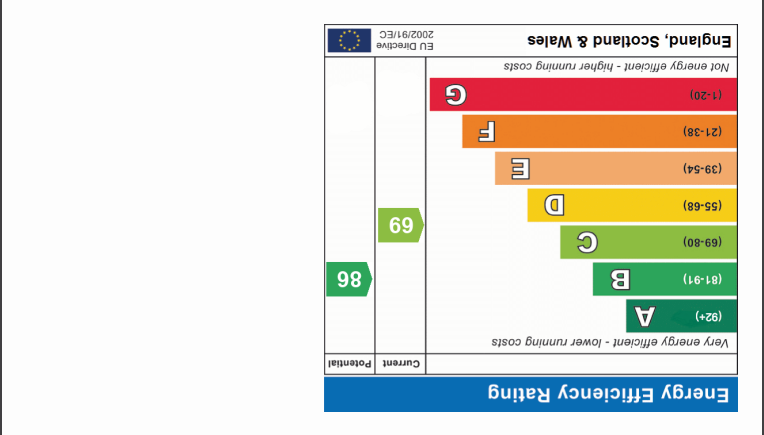


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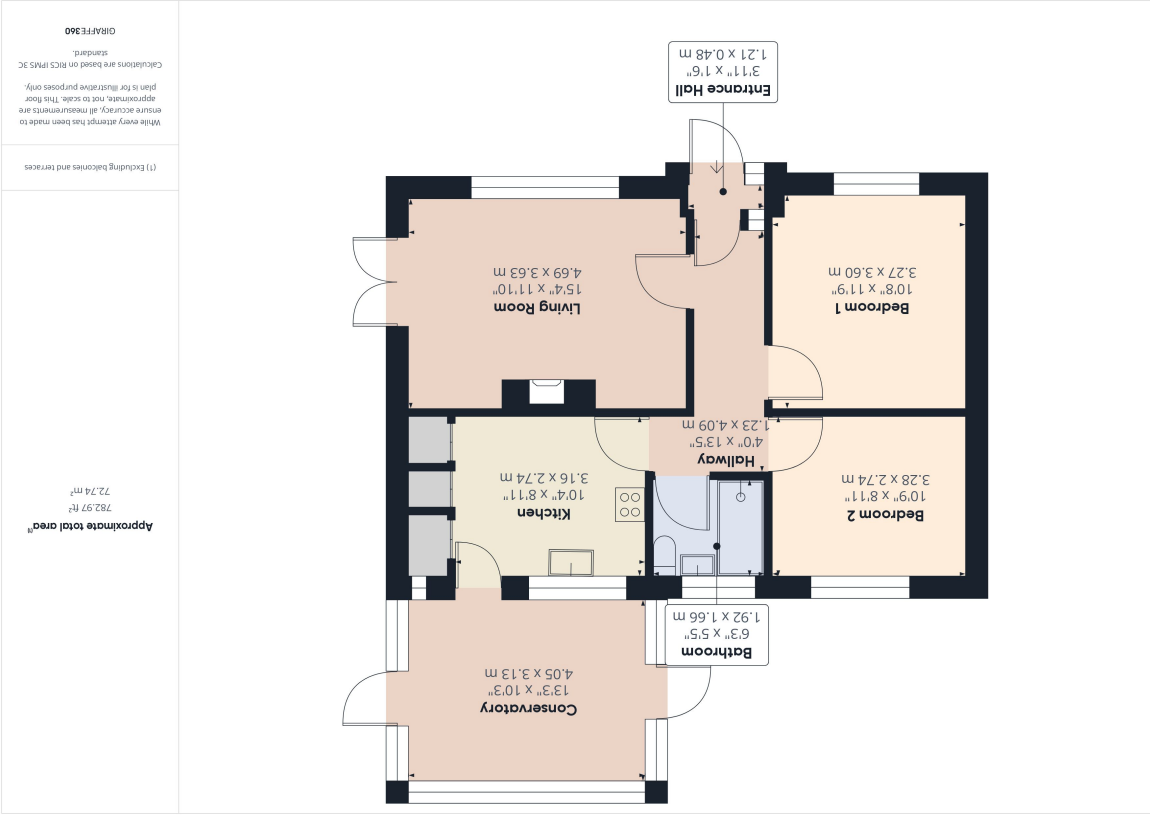
PE38 9DG

9 Market Place, Downham Market



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21 Trafalgar Road

Downham Market, PE38 9JP

£259,000

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# Trafalgar Road

Downham Market, PE38 9JP

A detached bungalow situated on a development of similar properties close to the town centre and mainline train station. With two double bedrooms and two receptions including a living room with patio doors and a conservatory. Inside the property has good decoration and flooring throughout as well as benefiting from gas central heating and UPVC double glazing. Outside there is a good sized brick weave drive giving access to the garage. The front garden is mature with shrubs and trees and there is access to the side and rear garden. To the side is a south facing garden area with patio and to the rear is a further private garden area and patio.



## Entrance Hall

3' 11" x 1' 6" (1.19m x 0.46m) UPVC double glazed door to front. Further glazed door to:

## Hallway

4' 0" x 13' 5" (1.22m x 4.09m) Radiator. Loft access.

## Living Room

15' 4" x 11' 10" (4.67m x 3.61m) UPVC double glazed window to front. UPVC double glazed doors to side. Electric fire. Radiator. Television point

## Kitchen

10' 4" x 8' 11" (3.15m x 2.72m) UPV double glazed window and door to conservatory. Fitted with a range of wall and base units with worktop over incorporating a stainless steel sink and drainer with mixer tap. Built in electric oven, hob and extractor hood. Tiled floor. Radiator. Breakfast bar. Door to boiler cupboard. Door to storage cupboard. Door to pantry cupboard with space for fridge freezer.

## Conservatory

13' 3" x 10' 3" (4.04m x 3.12m) Brick and UPVC double glazed construction. Space for washing machine and tumble dryer. UPVC double glazed door to either side.

## Bedroom 1

10' 8" x 11' 9" (3.25m x 3.58m) UPVC double glazed window to front. Radiator. Fitted wardrobe and cupboards with over bed space.

## Bedroom 2

10' 9" x 8' 11" (3.28m x 2.72m) UPVC double glazed window to rear. Radiator.

## Wet Room

6' 3" x 5' 5" (1.91m x 1.65m) UPVC double glazed window to rear. Electric shower. Wash hand basin. W.C. Tiled walls. Extractor fan.

## 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.

