



25 Crow Hall Estate
Downham Market, PE38 0DG

£445,000



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A new detached bungalow due for completion February/March 2025. This traditionally built bungalow offers spacious accommodation including a lovely open plan kitchen, dining and living room with bi-folding doors to the garden. There is a spacious entrance hall, three double bedrooms, en-suite shower room, bathroom and utility room. In the entrance hall and open plan kitchen, dining and living room there will be oak engineered flooring. The home has underfloor gas central heating and grey UPVC double glazing. Outside there is an integral garage, driveway parking and an enclosed garden with a patio area.



UPVC Double Glazed Door to:

Entrance Hall

21' 3" x 4' 7" (6.48m x 1.40m) Spot lights . Door to built in cupboard. Opening to inner hall. Door to kitchen/dining/living room.

Open Plan Kitchen, Dining & Living Room

26' 5" x 20' 6" (8.05m x 6.25m) UPVC double glazed windows to both sides. Fitted with a range of wall and base units incorporating a sink and drainer. Built in oven, hob and extractor. Integrated dishwasher. Engineered oak flooring. Bi-folding doors to rear patio/garden. Television point. Telephone point. door to utility room.

Utility Room

5' 9" x 10' 9" (1.75m x 3.28m) Fitted with a range of base units. Space for washing machine and tumble dryer. Double glazed door to side.

Inner Hall

4' 8" x 14' 0" (1.42m x 4.27m) Loft access. Spot lights. Doors to bedrooms, bathroom and airing cupboard.

Bedroom 1

14' 3" x 12' 10" (4.34m x 3.91m) UPVC double glazed window to rear. Television point. Door to en-suite

En-suite

9' 7" x 4' 5" (2.92m x 1.35m) UPVC double glazed window to side. Shower cubicle. Wash hand basin. W.C.

Bedroom 2

12' 11" x 12' 2" (3.94m x 3.71m) UPVC double glazed window to front. Television point.

Bedroom 3

11' 2" x 9' 8" (3.40m x 2.95m) UPVC double glazed window to front. Television point.

Bathroom

6' 0" x 8' 6" (1.83m x 2.59m) UPVC double glazed window to side. Bath. W.C. Wash hand basin.

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.

