

OFFERS OVER

£425,000

Thorpe Market Road, Roughton, NR11 8TB

Arnolds | Keys









THE PROPERTY

Wood View Thorpe Market Road, Roughton, NR11 8TB

A beautifully presented three bedroom detached bungalow, ideally situated within the popular village of Roughton. Thoughtfully updated and improved by the current owners, the property offers stylish and practical accommodation.

The accommodation comprises a welcoming entrance hall/boot room with a useful adjoining utility room, leading through to an inviting reception room featuring a wood burning stove. There are three well proportioned bedrooms, complemented by a modern family bathroom, along with a spacious lounge/diner with French doors opening onto the garden and a stylish fitted kitchen.

Outside, the property enjoys generous, mature grounds which have been beautifully maintained, providing an attractive setting for both relaxing and entertaining. Ample off road parking is also provided.

Further enhancing the appeal, the property is offered for sale with no onward chain.

Having not been on the market for 50 years, Woodview has been a well loved family home. A highlight is the generous plot which offers a spacious parking area and beautifully maintained gardens.

3 1 2 D C

THE DETAILS

Property Details

ENTRANCE/BOOT ROOM
Timber door to front entrance, double glazed window to rear aspect, gloss tiled flooring, electric heater.

UTILITY ROOM
Double glazed window to rear aspect, laminate flooring, built in storage cupboard, space and plumbing for washing maching and tumble dryer, space for free standing fridge/freezer.

RECEPTION ROOM
Woodburning stove with timber mantle, laminate flooring, electric storage heater.

BEDROOM ONE
Double glazed bay window to side window, carpet, electric storage heater.

BEDROOM TWO
Double glazed bay window to front aspect, carpet, electric heater.

BEDROOM THREE
Double glazed bay window to front aspect, carpet, electric heater.

LOUNGE/DINER
Double glazed bay window to rear aspect, French doors to garden, laminate flooring, electric storage heater.

BATHROOM
Double glazed obscured glass window to rear aspect, fitted with a three piece suite comprising bath with mixer tap and mains connected standard and rainfall shower head over, WC, vanity unit with wash hand basin, panel heater and heated towel rail, extractor fan, tiled flooring.

KITCHEN
Two double glazed windows to rear aspect and door to side, fitted with a range of wall and base units with stainless steel sink and drainer, integrated dishwasher, fridge/freezer, fitted Neff electric oven and microwave, five ring electric hob with cooker hood over, vinyl flooring.

EXTERNAL
The property is approached via a spacious shingle driveway which is partly walled, there is rear access to the garden. The rear garden is laid to lawn with a delightful shingle seating area, bordered with raised beds and a variety of mature shrubs and a shed.

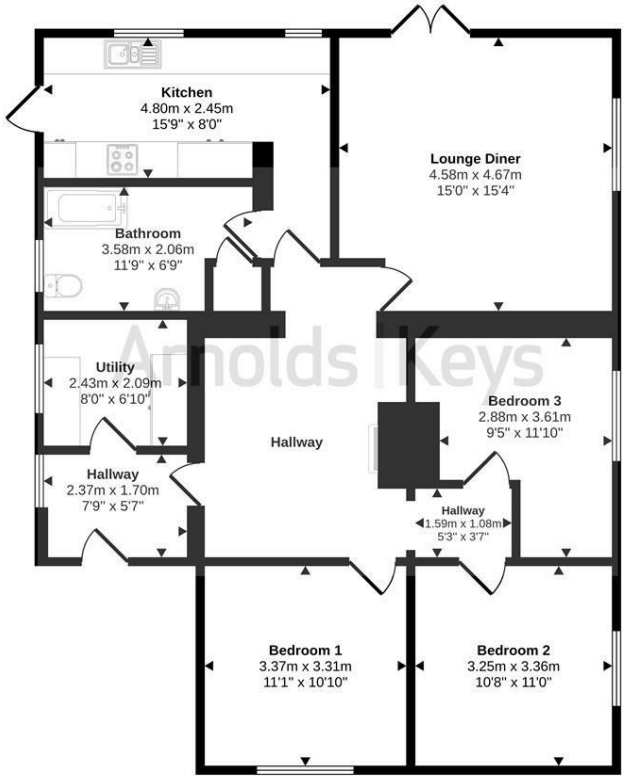
AGENTS NOTES
The property is Freehold.
Mains drainage and electricity connected.
The property benefits from fitted solar panels.
Full fibre connection at the property
Oak doors throughout.



Location

Roughton is a popular North Norfolk village, conveniently positioned close to the market town of Cromer. The village benefits from a range of everyday amenities, local farm shop with cafe, primary school, church and public house, while the surrounding countryside provides plenty of opportunities for walking and enjoying the outdoors. The nearby coastal town of Cromer offers a wider selection of shops, cafés, restaurants and leisure facilities, together with its famous pier and sandy beach. With the stunning North Norfolk coastline and countryside close at hand, alongside good road links to Cromer, Holt and Norwich, Roughton provides an appealing balance of village living, countryside and easy access to the coast.

Approx Gross Internal Area
107 sq m / 1148 sq ft



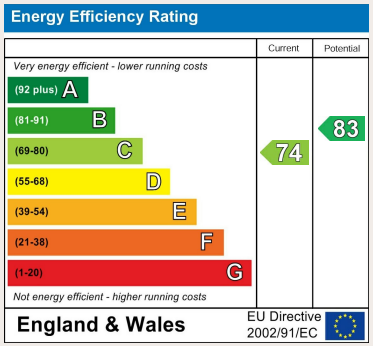
Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.









Contact Us

8 Market Place, Aylsham, NR11 6EH
county@arnoldskeys.com
www.arnoldskeys.com
01263 738444

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate, for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon, and potential buyers are advised to recheck the measurements. Appliances will not have been tested in all cases and we cannot confirm they are in working order. Arnolds Keys from time to time, recommends conveyancing services. Should you decide to use them we could receive a referral fee of up to £210. Arnolds Keys recommend Yellow Brick ?YB? to sellers and buyer for mortgage advice. Should you decide to use YB we could receive a referral fee of £250