



Guide Price £210,000

2 Bedroom House for sale

5 Kendal Close, Hethersett, Norwich



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Overview

For a bright and airy first home or warming downsize within easy reach of reliable transport links, local amenities as well as a sunny south-facing garden, this is your opportunity!



Key Features

- Vendor Has Found
- Terraced 2-Bedroom House
- South-Facing Enclosed Garden
- Single Garage, Private Parking and Visitor Parking
- Plenty of Natural Daylight Throughout
- Good Condition Throughout



Welcome to Kendal Close, Hetherset. This much-loved home presents with excellent upkeep having benefited from a refurbished kitchen, bathroom, windows, exterior doors, and gas boiler over recent years.

All rooms are in good decorative order, offering plenty of natural daylight throughout. The lounge-diner and primary bedroom boast south-facing rays for the optimal wake-up call and enjoyable living.

The rear garden is fully enclosed with rear access to an alleyway leading to the single garage and private parking. All fences have been recently replaced with concrete posts and closeboard fence panels. This space offers a tranquil retreat from day-to-day life and is currently designed for easy enjoyment.

This property is set within popular Churchfields, offering easy access to the A11, Norfolk and Norwich University Hospital, University of East Anglia and local Outstanding schools. Local bus routes offer routes to Norwich city centre, Wymondham, and Attleborough.

Viewings are readily available. Call us 24/7 to book yours.



Kitchen

8' 6" x 8' 2" (2.60m x 2.50m)

Vinyl flooring, fitted base and wall-mounted units, double-glazed uPVC window with fitted Venetian blind, houses the boiler, stainless steel sink, integrated gas hob, electric oven and extractor fan, tiled splashback and multiple sockets.

Lounge Diner

15' 5" x 11' 9" (4.70m x 3.60m)

Fitted carpet, double-glazed uPVC window and exterior door, multiple sockets and two radiators.

Bedroom 1

12' 5" x 11' 9" (3.80m x 3.60m)

Fitted carpet, double-glazed uPVC window, multiple sockets and radiator.

Bedroom 2

11' 7" x 5' 6" (3.55m x 1.70m)

Fitted carpet, double-glazed uPVC window, multiple sockets and radiator.

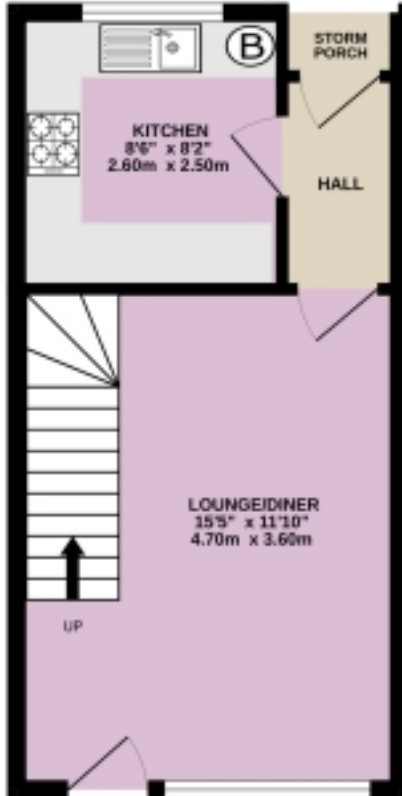
Bathroom

8' 6" x 5' 10" (2.60m x 1.80m)

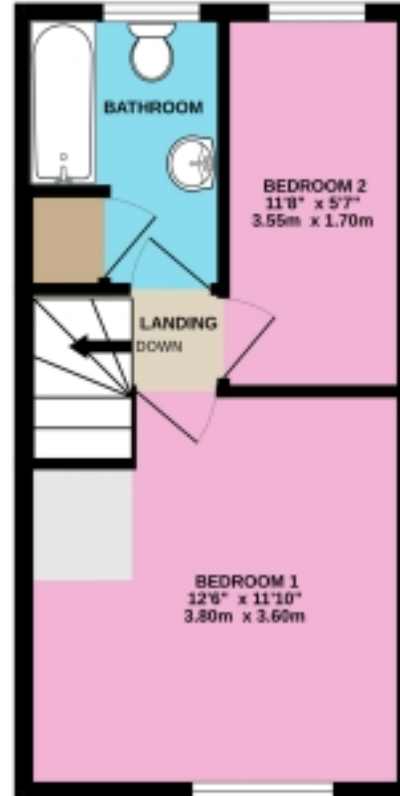
Vinyl flooring, bath with fitted shower, glass shower screen and tiled wall, obscured double-glazed uPVC window, wash basin with splashback, WC and heated towel rail.

Floorplans

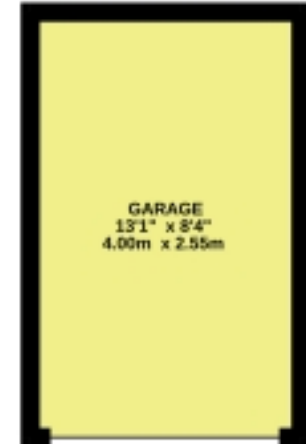
GROUND FLOOR
283 sq.ft. (26.3 sq.m.) approx.



1ST FLOOR
294 sq.ft. (27.4 sq.m.) approx.



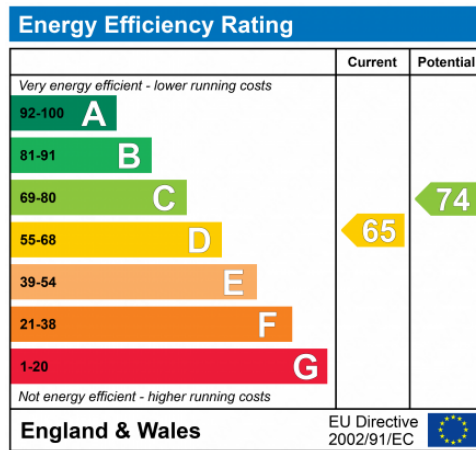
2ND FLOOR
110 sq.ft. (10.2 sq.m.) approx.



MID-TERRACE 2-BEDROOM HOUSE

TOTAL FLOOR AREA : 676 sq.ft. (62.8 sq.m.) approx.

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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