



Guide Price £350,000

3 Bedroom Detached House for sale  
126 Tuttle Lane West, Wymondham



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## Overview

Boasting field views to the front and an impeccably presented garden to the rear, this detached bungalow sets you within easy reach of Wymondham market town's amenities without losing a horizon to adore.



## Key Features

- Three Bedroom Detached Bungalow
- Ample Driveway with Opportunity to Expand
- Single Garage with Light and Power
- Enclosed South-Facing Garden with Sizeable Shed
- Bright and Airy Spaces Throughout
- Walking Distance of Town Centre and Bus Routes



Welcome to Tuttlles Lane West, Wymondham. This 3-bedroom home, built in the late 80s, offers a good balance between living and bedroom space. Additionally, it boasts a recently refurbished shower room and a clear kitchen design with illuminating skylights. Talking of light and space, it is worth noting that every room offers both in plenty.

The frontage welcomes you with a well-manicured lawn and driveway. Here, you could easily create further parking if required without any kerb adjustment. A link-detached single garage with light and power has proven its worth as parking, a workshop, and an excellent wood store to supply the wood burner in the colder months.

The fully enclosed garden can be accessed via both sides of the property, the kitchen, and the living-dining room. This sizeable south-facing space has brought much joy to its owners who have nurtured every corner and comes complete with a quality storage shed.

The market town of Wymondham provides a range of all daily amenities including weekly and monthly markets for local produce. From the doorstep, the town centre can be reached within a 15-minute walk, there are rural walks including the Tiffey Trail to be enjoyed at will and a regular bus service to Norwich.

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



**Sitting/Dining Room**

20' 2" x 12' 5" (6.15m x 3.80m)

Fitted carpet, fitted wood burner with brick surround, double-glazed uPVC bay window and French doors with Venetian blinds, two radiators, multiple sockets and TV aerial.

**Kitchen**

9' 10" x 8' 2" (3.00m x 2.50m)

Vinyl flooring, base and wall-mounted storage units, integrated gas hob, electric oven and extractor fan, tiled splashback, double-glazed uPVC window and exterior door, twin double-glazed skylights and multiple sockets.

**Bedroom 1**

11' 7" x 11' 5" (3.55m x 3.50m)

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

**Bedroom 2**

11' 7" x 9' 4" (3.55m x 2.85m)

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

**Shower Room**

7' 4" x 6' 2" (2.25m x 1.90m)

Tiled flooring, obscured double-glazed uPVC window with roller blind, Vanity wash basin, wall-mounted mirror with built-in battery powered light, large shower unit with glass sliding doors and a heated towel rail.

**Bedroom 3**

14' 9" x 8' 2" (4.50m x 2.50m)

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

**WC**

5' 2" x 2' 11" (1.60m x 0.90m)

Vinyl flooring, obscured double-glazed uPVC window, WC, wash basin and fitted storage units.

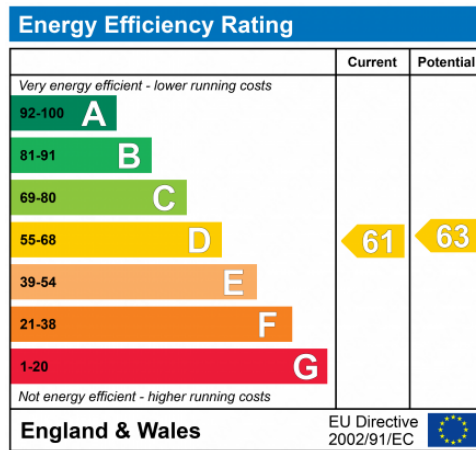
# Floorplans



DETACHED 3-BEDROOM BUNGALOW

TOTAL FLOOR AREA: 1031 sq.ft. (95.8 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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