


## 2 bed bungalow to buy in PE36

Windsor Rise, Hunstanton, King's Lynn, Norfolk, PE36 6JE

# £205,000 Starting Bid

x 2 x 1 x 1

Tenure

**Freehold**

Driveway & Garage parking

## Property features

- Being Sold via Secure Sale online bidding. Terms and Conditions
- MODERN SHOWER ROOM
- SOUGHT AFTER LOCATION
- DETACHED BUNAGLOW ON A GENEROUS PLOT
- EPC Rating C

## Key Information

- Council Tax: Band C
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: Cable
- Mobile signal: Good


### Arrange a viewing

Joe Nicholson
Branch Manager
Midlands Auction

0121 661 8465
midlands@pattinson.co.uk


- Flexible viewing slots
- Accompanied viewings

## Description

Nestled in the charming area of Windsor Rise in Hunstanton, this delightful detached bungalow offers a wonderful opportunity for those seeking a comfortable and convenient home. The property is situated within a popular residential development and is available with no upward chain, making it an ideal choice for both first-time buyers and those looking to downsize. Upon entering, you will find a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The bungalow boasts two well-proportioned bedrooms, ensuring ample space for rest and privacy. The modern shower room has been tastefully designed, offering a contemporary touch to the home. One of the standout features of this property is the generous-sized plot it occupies. The front and rear gardens have been well maintained, providing a lovely outdoor space for gardening enthusiasts or those who simply wish to enjoy the fresh air. The bungalow is set back from the road, enhancing its appeal and providing a sense of tranquility. A long driveway leads to a garage, offering convenient off-road parking and additional storage options. This charming bungalow is not only a comfortable residence but also a perfect retreat in a sought-after location. With its well-maintained gardens and peaceful setting, it presents an excellent opportunity for anyone looking to embrace the relaxed coastal lifestyle that Hunstanton has to offer.

DETACHED TWO BEDROOM BUNGALOW CLOSE TO THE BEACH WITH DRIVEWAY AND GARAGE

Entrance Hall -

Kitchen - 3.12m x 2.87m (10'3 x 9'5 ) -

Bathroom - 2.08m x 1.65m (6'10 x 5'5 ) -

Living Room - 4.98m x 3.68m (16'4 x 12'1 ) -

Bedroom One - 3.94m x 2.92m (12'11 x 9'7 ) -

Bedroom Two - 3.18m x 3.10m (10'5 x 10'2 ) -

Council Tax Band: C

Tenure: Freehold

Price: Starting Bid £205,000

Property Type: Bungalow

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

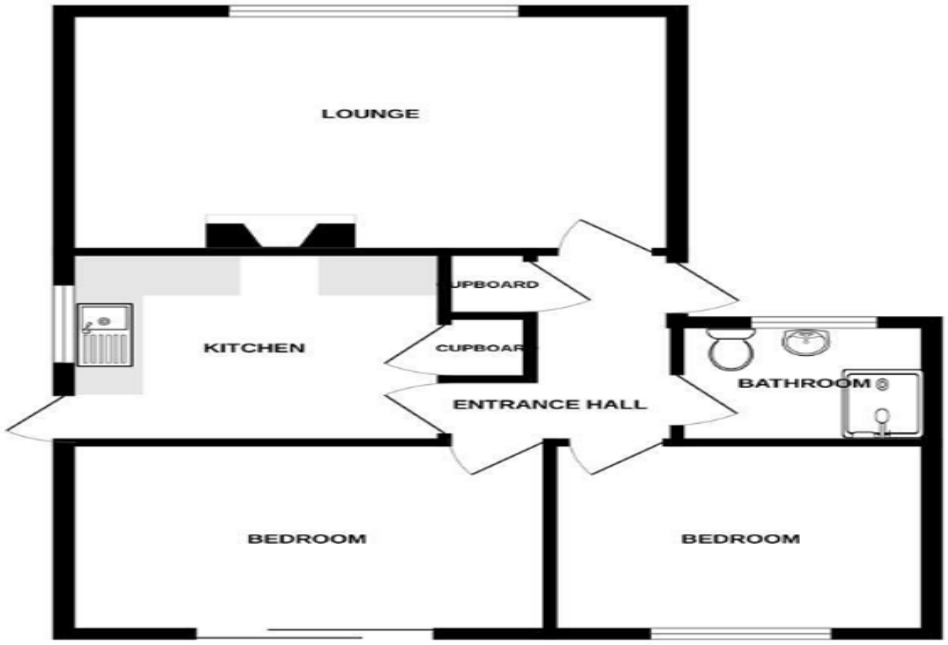
Water meter: No

Sewerage: Standard UK domestic

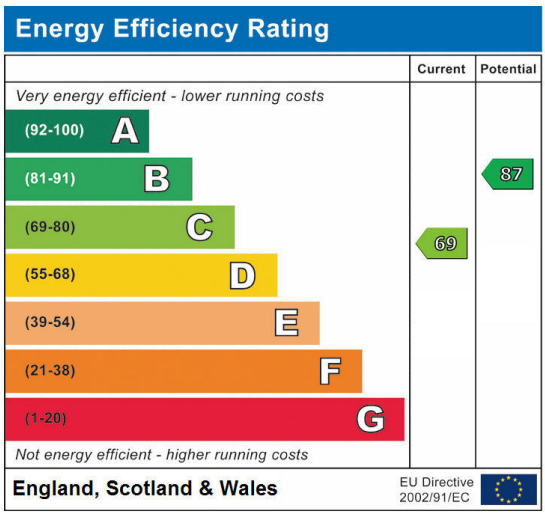
Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good




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.
Made with Metropix ©2020




Windsor Rise, Hunstanton, King's Lynn, Norfolk, PE36 6JE

Contact your local branch today for more information on this property:

**Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0121 661 8465, midlands@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.