



Homeland Road, King's Lynn PE30 2PP

welcome to

Homeland Road, King's Lynn

deal first time buy or investment opportunity with this spacious well maintained three bedroom mid terrace house which benefits from being close to local amenities and is being offered with no onward chain. Viewing highly recommended to appreciate all this property has to offer.



Double Glazed Entrance Door To

Entrance Hall

Stairs to first floor doors off

Kitchen/ Breakfast Room

18' 1" x 9' 1" (5.51m x 2.77m)

Range of base and wall units, roll edge work top, inset sink with mixer tap over, built-in oven, electric hob, extractor over, space for washing machine, and fridge freezer, double glazed bay window, wood effect laminate floor, radiator

Lounge

15' 7" x 10' 2" (4.75m x 3.10m)

Two double glazed windows, radiator, wood effect laminate floor

Garden Room

15' max x 9' 9" max (4.57m max x 2.97m max)

Double glazed window, double glazed door to rear, electric heater, wood effect laminate floor

First Floor Landing

Loft access

Bedroom One

15' 7" x 10' 2" (4.75m x 3.10m)

Double glazed window, radiator, storage cupboard

Bedroom Two

12' 5" min x 8' 10" (3.78m min x 2.69m)

Double glazed window, radiator

Bedroom Three

10' 4" x 6' 3" (3.15m x 1.91m)

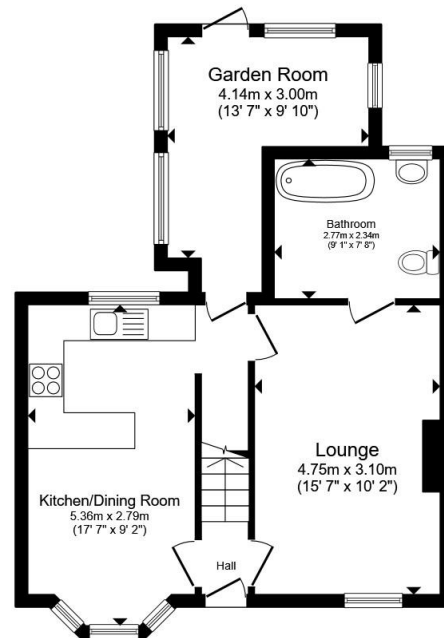
Double glazed window, radiator

Outside

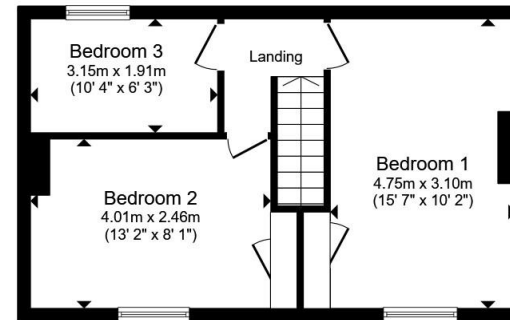
To the rear is a good size garden which is laid mainly to lawn with a decked area and is enclosed by timber fencing.

Agents Note:

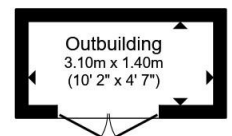
Private Right of Way to the side of the property.



Ground Floor



First Floor



Outbuilding

Total floor area 95.1 m² (1,024 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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welcome to

Homeland Road, King's Lynn

- Ideal First Time Buy or Investment Opportunity
- Spacious Terraced House
- Three Bedrooms
- Two Reception Rooms
- Breakfast Kitchen

Tenure: Freehold EPC Rating: D
Council Tax Band: A

£230,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
KLN120036 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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