

Aldreds
Estate Agents

18 Winifred Road
, Great Yarmouth, NR31 0BL

£85,000



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, Great Yarmouth, NR31 0BL

Aldreds are pleased to offer this spacious mid terraced house that requires further refurbishment. The property would make an ideal investment property and offers a lounge, dining room, kitchen, small landing, three bedrooms and a bathroom. Outside there is a forecourt garden and enclosed rear yard. The property is offered chain free.

Lounge

11'7" x 11'4" (3.54 x 3.47)

Including the chimney breast with tiled open fireplace, two adjacent storage cupboards, tv point, part glazed wood panelled entrance door, door to:

Inner Lobby

Stairs to first floor, access to:

Dining Room

11'8" x 10'7" (3.56 x 3.25)

Including the chimney breast with tiled open fireplace, under stairs storage cupboard, door to:

Kitchen

13'9" x 6'3" (4.20 x 1.92)

Fitted white base kitchen units with work surface over, single drainer stainless steel sink unit, electric cooker point, space and plumbing for a washing machine, two windows to side aspect, rear entrance door, door in to small pantry storage cupboard.

First Floor Small Landing

Doors to;

Bedroom 1

11'7" x 11'4" (3.54 x 3.47)

Including the chimney breast with original cast iron open fireplace, over stairs storage cupboard.

Bedroom 2

11'8" x 10'7" (3.56 x 3.25)

Including the chimney breast with original cast iron open fireplace, over stairs storage cupboard, double glazed window to rear aspect, door to:





Bedroom 3

7'9" x 6'5" (2.38 x 1.98)

Door to:

Bathroom

8'8" x 6'6" (2.65 x 1.99)

Suite comprising panelled bath, low level wc, wash basin, airing cupboard housing the copper hot water cylinder with immersion heater.

Outside

To the front of the property is an overgrown forecourt garden. To the rear is an enclosed yard with outside store and gate to a rear service passageway.

Tenure

Freehold

Services

Mains water, electric and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

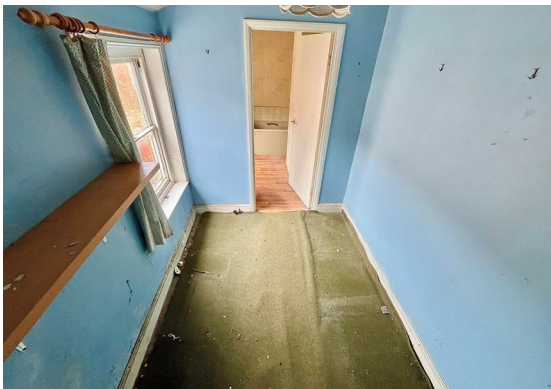
Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Racecourse * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

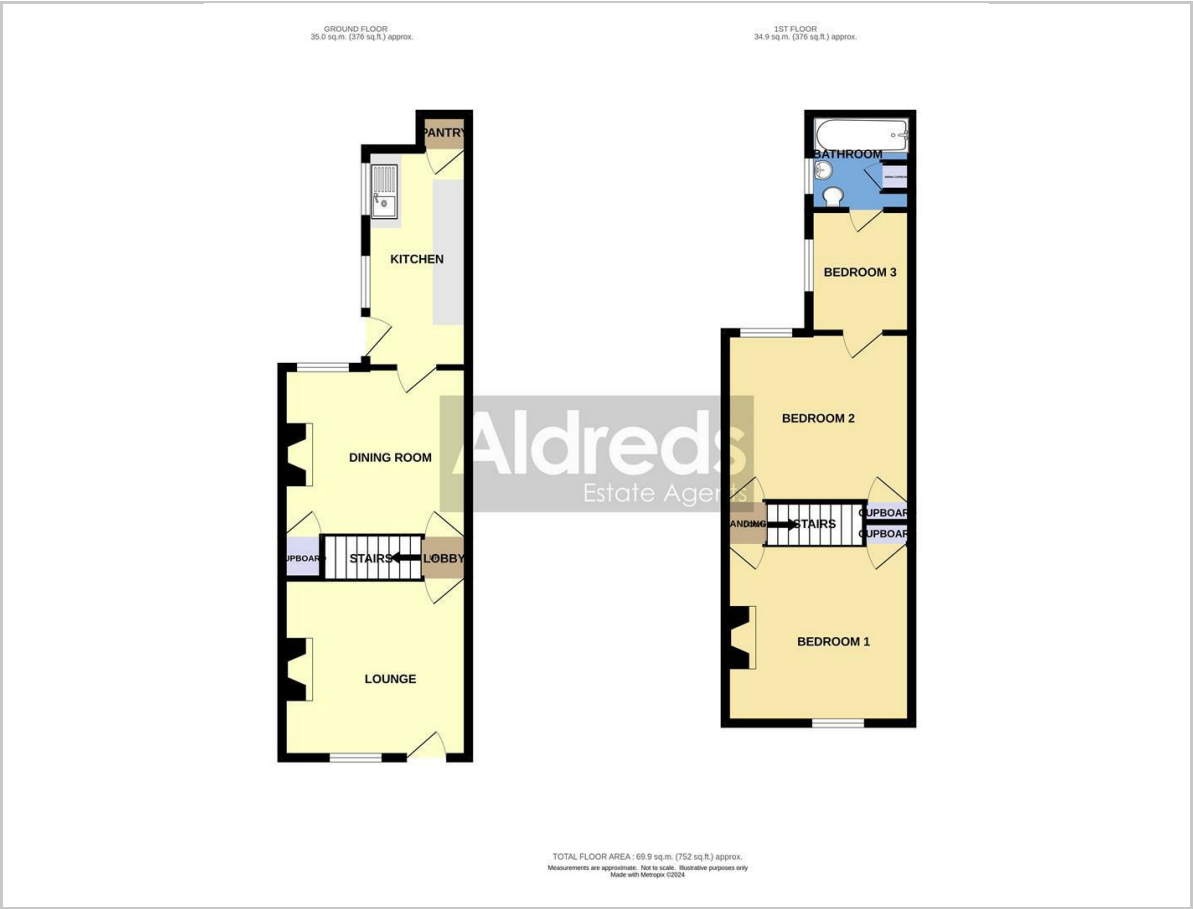
Directions

From the Yarmouth office head west over the Haven Bridge, at the traffic lights turn right into Mill Road, at the mini roundabout turn left, continue on Mill Road, just before the shop turn left into Marsh Road where Winifred Road can be found on the left.

Ref: Y12016/03/24/CF



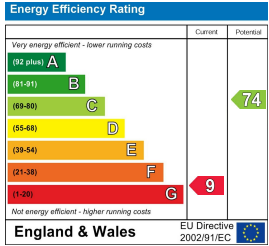
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Aldreds Great Yamouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer
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