

Aldreds
Estate Agents



25 Rivermead, Stalham, NR12 9PH

£245,000





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Stalham, NR12 9PH

- Spacious Detached Chalet Bungalow
- Spacious Kitchen Diner
- Oil Fired Central Heating
- Driveway & Garage
- Convenient Location
- Three Bedrooms
- Double Aspect Lounge
- Well Maintained Gardens
- No Onward Chain
- Early Internal Viewing Is Highly Recommended

Aldreds are pleased to offer this spacious detached chalet bungalow located in a popular and convenient position close to the town centre. This spacious home is offered with no onward chain and has lots of potential for further modernisation. The accommodation includes an entrance hall, lounge, kitchen/diner, rear porch, three bedrooms, one on the ground floor and a shower room. The property offers oil fired central heating, driveway parking, garage and well maintained gardens. Early internal viewing is highly recommended.



Entrance Hall

Obscure glazed entrance door with glazed side panel, power point, telephone point, radiator, under stair cupboard housing oil fired boiler for hot water and central heating, stairs to first floor landing, doors leading off;

Lounge 18'0" x 11'9" (5.49m x 3.6m)

A spacious double aspect room with windows to front and side, two radiators, power points, television point, telephone point, wall lighting.

Kitchen/Diner 17'10" x 7'9" (5.46m x 2.38m)

With windows to side and rear aspects, a range of kitchen units with rolled edge work surface and tiled splash backs, sink drainer with mono bloc tap, integrated electric oven, hob and extractor, fridge and washing machine, radiator, glazed door giving access to;

Rear Porch 10'3" x 3'10" (3.13m x 1.18m)

With rear facing window, part glazed door to garden, power points.





Shower Room

Obscure glazed window to side aspect, recently fitted double size shower cubicle with tiled surround and electric shower over, low level w.c., hand wash basin with tiled splash back, radiator.

Ground Floor Bedroom 12'2" x 8'9" (3.73m x 2.67m)

Rear facing window, radiator, power points, bedroom furniture.

First Floor Landing

Airing cupboard in eaves housing hot water cylinder with immersion heater, doors leading off;

Bedroom 1 11'9" x 10'9" (3.6m x 3.3m)

Window to front aspect, radiator, power points, access to eaves storage space, built-in cupboard, bedroom furniture.

Bedroom 2 10'9" x 10'9" (3.29m x 3.28m)

Rear facing window, radiator, power points, loft access, built-in cupboard, bedroom furniture.

Outside

The property is approached via a driveway leading to adjoining garage.

Directions

From Aldreds Stalham office proceed along St. John's Road turning right into Brumstead Road. At the 'T' junction turn right, at the mini roundabout turn left onto Yarmouth Road, take the second right hand turn into Rivermead. Take the second left, where the property can be found on the left hand side just after the road turns to the right, located by our FOR SALE board.



Garage 18'4" x 8'7" (5.6m x 2.62m)

Front facing up and over door, rear service door, power and lighting.

Gardens

The front garden is laid to lawn with access to either side of the property with a uPVC oil storage tank to the side. The rear garden is nicely enclosed with mature shrubbery and planting to borders and close board panel fencing to boundaries, greenhouse and timber garden shed, external water supply.

Tenure

Freehold.

Services

Mains water, electric and drainage.

Council Tax

North Norfolk District Council - Band: C.

Energy Performance Certificate (EPC)

EPC Rating: E.

Location

Stalham is a popular Broadland Town with its own range of facilities, which include a public staithe, health centre, schools, library, post office, supermarket and a variety of High Street shops and food outlets.

Reference

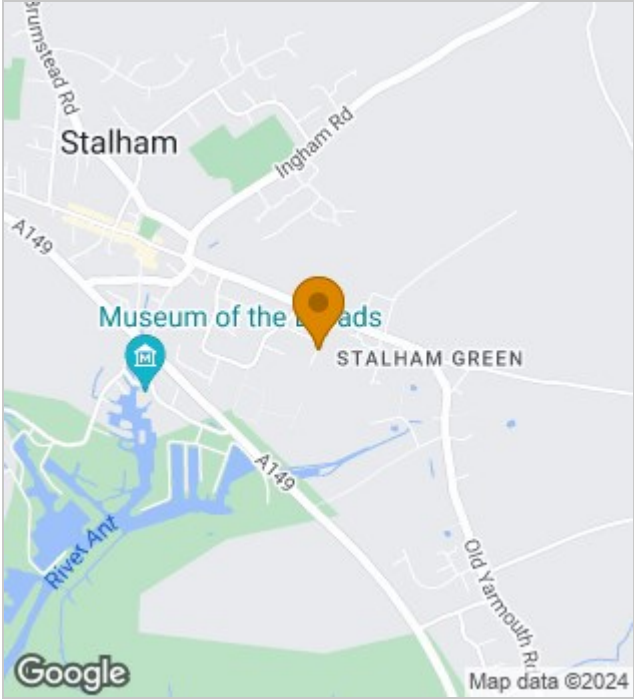
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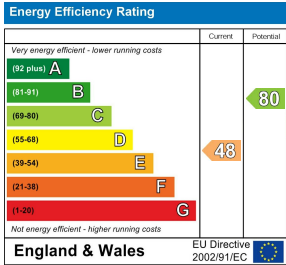
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Aldreds Stalham Office on 01692 581089 if you wish to arrange a viewing appointment for this property or require further information.

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