



13 Vicarage Close, Potter Heigham

Offers Over £220,000

13 Vicarage Close

Potter Heigham, Great Yarmouth

Situated in the sought-after location of a quiet cul-de-sac, this charming three bedroom end-terraced house presents a wonderful opportunity for first-time buyers or families seeking an idyllic family home. The property boasts a modern kitchen, a conservatory, and front and rear gardens, offering a perfect blend of comfort and convenience.

Location

Vicarage Close is nestled in the charming village of Potter Heigham, situated in the heart of the Norfolk Broads. This picturesque location offers a serene and idyllic lifestyle, perfect for those who appreciate the beauty of nature. The property is just a short walk from the River Thurne, providing excellent opportunities for boating, fishing, and riverside strolls. Nearby, the iconic Potter Heigham Bridge is a historic landmark that adds to the village's unique character. The area is also well-served by local amenities, including quaint shops, traditional pubs, and a welcoming community. For those seeking more adventure, the stunning Norfolk coastline is only a short drive away, offering beautiful sandy beaches and scenic coastal paths. This location combines the best of village charm with convenient access to both natural and recreational attractions, making it an ideal location for a peaceful and fulfilling lifestyle.





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Upon entering, you are greeted by a conservatory leading into a welcoming hallway. The kitchen is fitted with units and appliances to be able to cook your favourite meals, offering ample amount of storage space and under-counter areas for your laundry essentials. The ground floor further encompasses a generously proportioned living room, perfect for relaxation and entertainment, as well as a convenient downstairs WC/utility room.

Ascending to the first floor, you will find three well-appointed bedrooms, along with a bathroom and an additional WC for added convenience. Each bedroom is thoughtfully designed to offer relaxation and privacy, with the versatility to be a dressing room or office, depending on your own requirements.

Outside, this home offers off-road parking, making it ideal for those with multiple vehicles or guests. Towards the rear is a fully enclosed garden, providing a wonderful space for outdoor activities and relaxation.





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In summary, this three bedroom terraced house represents a delightful option for first-time buyers seeking a well-appointed family home with modern amenities, ample parking, and a peaceful setting. Don't miss the chance to make this property your own and enjoy the comforts of a welcoming and well-maintained residence.

Agents Notes

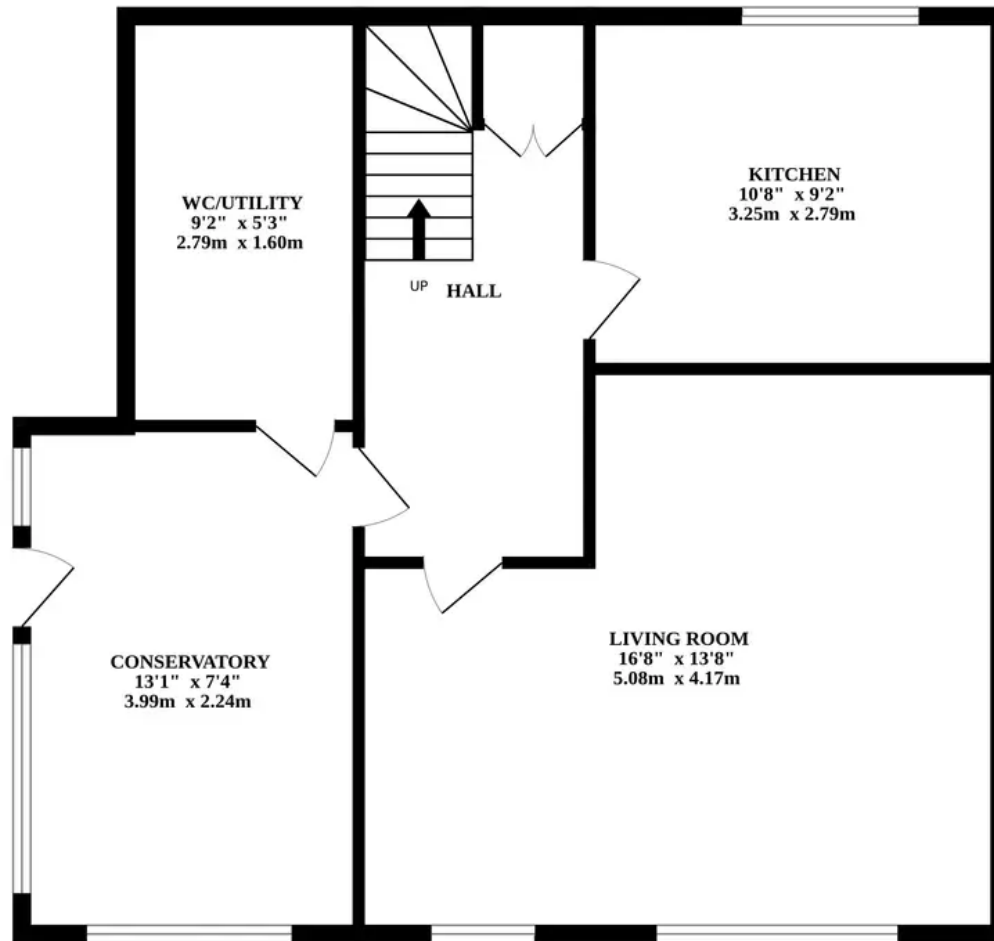
We understand this property will be sold freehold, connected to mains water, electricity, and drainage.

Council Tax Band - B

- CUL-DE-SAC PROPERTY
- IDEAL FOR FIRST TIME BUYERS
- MODERN KITCHEN
- CONSERVATORY
- THREE BEDROOMS
- FRONT AND REAR GARDEN
- PARKING AVAILABLE FOR FOUR CARS
- SOUGHT AFTER LOCATION
- CLOSE TO AMENITIES



GROUND FLOOR



1ST FLOOR

