



12e Thetford Road, Watton
£130,000

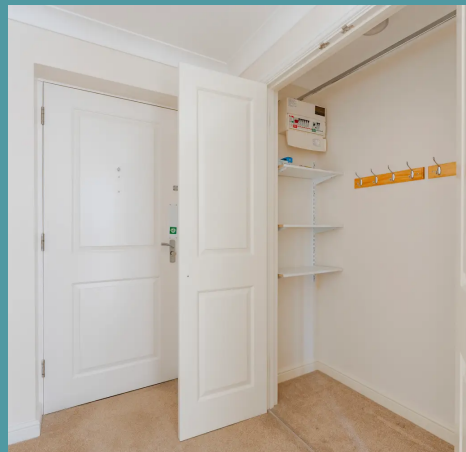
12e Thetford Road

Watton, Thetford

Lovely over-55's accommodation offering a light-filled haven for relaxation. The 21ft open living area seamlessly connects indoors and outdoors with a balcony bathed in natural light. The stylish kitchen boasts integrated appliances and wooden countertops, while built-in storage throughout ensures a clutter-free space. Residents enjoy a modern shower room, communal areas, intercom security, and lift access. The peaceful garden provides an escape with a patio area for outdoor relaxation, while one allocated parking space and a pre-paid service fee until June 2025 add to the convenience and peace of mind this property offers.

THE LOCATION

For those seeking a relaxed, over-55 lifestyle, Watton offers the perfect blend of convenience and countryside charm. While the town itself boasts a vibrant community with shops, supermarkets, restaurants, pubs, and a doctor's surgery, the real draw is the peaceful atmosphere. Explore the nearby footpaths and immerse yourself in the natural beauty, or hop on a bus for a day trip to the historic city of Norwich, just 25 miles away. Thetford, known for its beautiful rural and forest walks, is also within easy reach at just 14.5 miles.





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THETFORD ROAD

The highlight of this residence is the 21ft open living area, flooded with natural light streaming through a balcony, creating a seamless connection between the indoors and outdoors. The fully-equipped kitchen is complete with integrated appliances and stylish wooden countertops that offer both functionality and aesthetic appeal.

Utilising space efficiently, the property boasts built-in storage throughout, ensuring a clutter-free and organised living environment. The modern three-piece shower room provides a sleek space for relaxation.



Residents of this development benefit from a range of amenities, including communal areas, intercom security and lift access, all contributing to a heightened sense of security and community connection. A peaceful garden space complements the property, featuring a curated mix of lawn, vibrant flowers, and a patio area perfect for outdoor seating and entertaining.



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Convenience is key with one allocated parking space, facilitating hassle-free parking arrangements. Ensuring peace of mind and hassle-free living, the service fee is pre-paid until June 2025, alleviating any immediate financial responsibilities for the fortunate buyer of this exceptional property.

AGENTS NOTE

We understand this property will be sold leasehold, connected to all mains services.

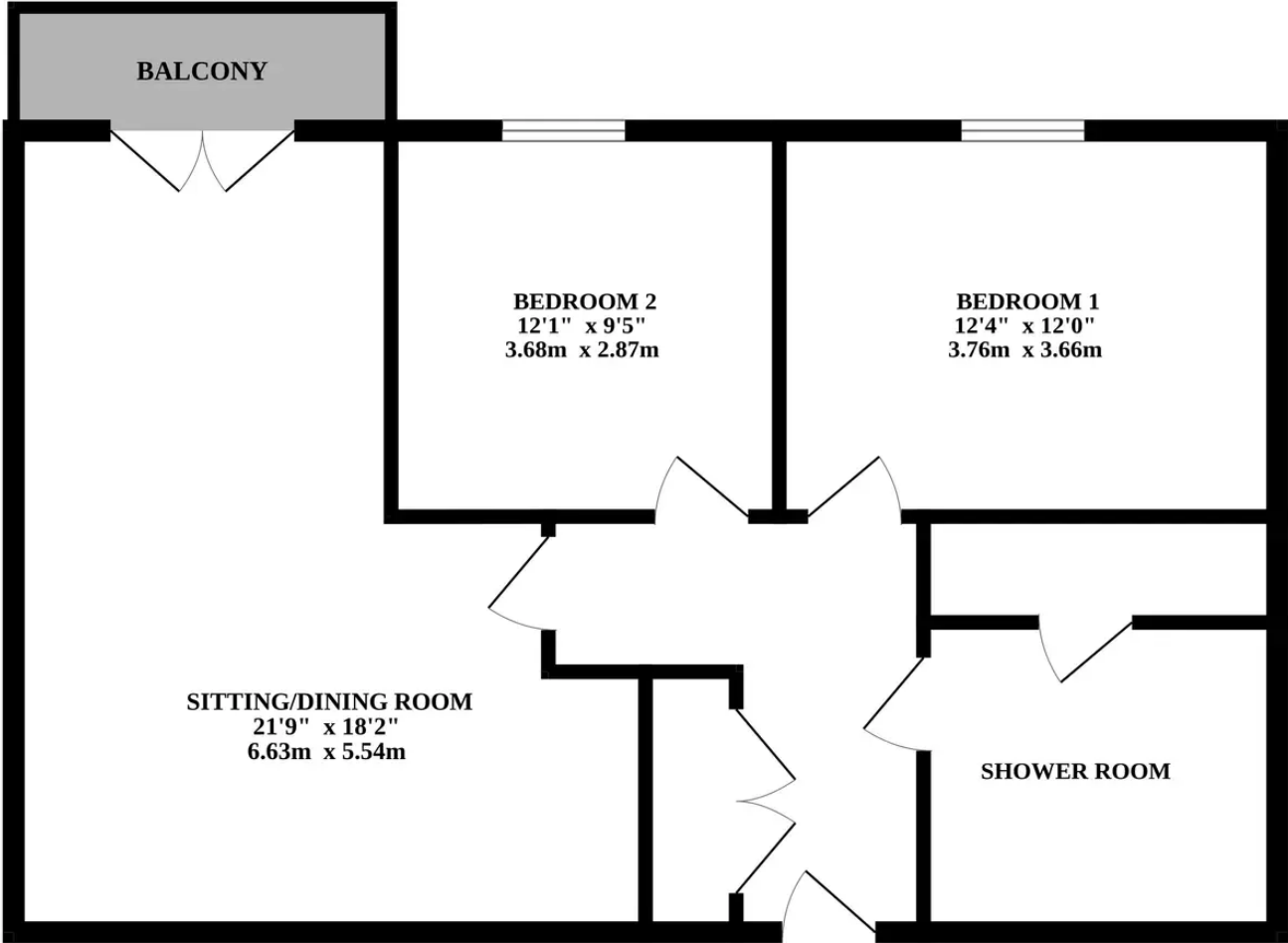
(Saxon House) Maintenance £3259 p/a

Years remaining on the lease - TBC as the property is probate.

Council Tax Band - A



APARTMENT



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.
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