



The Nurses House Barnfield Close, Hickling

Guide Price £350,000

The Nurses House Barnfield Close

Hickling, Norwich

Spacious 4-bedroom family home with field views. Features lounge with fireplace, kitchen with modern appliances, utility room, conservatory, and mature gardens with storage space. Off-road parking.

Council Tax band: C

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E





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Entrance Hall Wood effect laminate flooring, radiator, power points, stairs to first floor.

Lounge UPVC double glazed window, open fireplace, TV point, telephone point, fitted carpet, radiator, sockets.

Dining Area UPVC double glazed window, tiled flooring, pantry, cupboard housing boiler, sockets, radiator.

Study/Bedroom Four UPVC double glazed window, fitted carpet, sockets.

Downstairs Shower Room UPVC double glazed window, tiled flooring, radiator, wash hand basin, shower cubicle housing shower, W.C, part tiled walls.

Kitchen UPVC double glazed window, fitted with a range of base and wall mounted units, built in electric oven and hob with cooker hood over, stainless steel drainer sink, plumbing for washing machine and dishwasher, tiled flooring, space for fridge freezer, sockets, tiled splash backs.

Utility Room UPVC double glazed window, work surface, plumbing for washing machine, sockets, tiled flooring.

Conservatory Vaulted ceiling with field views, UPVC double glazed French doors to garden, laminate flooring, sockets, cupboard.

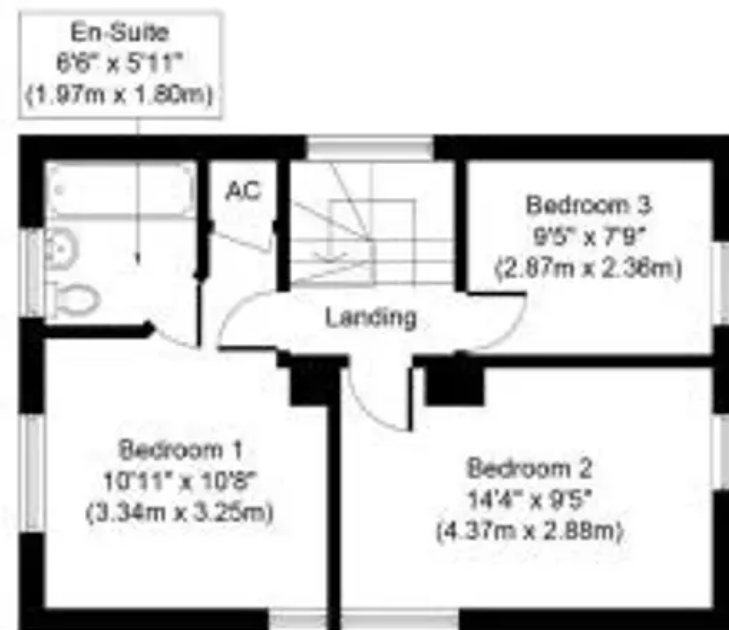
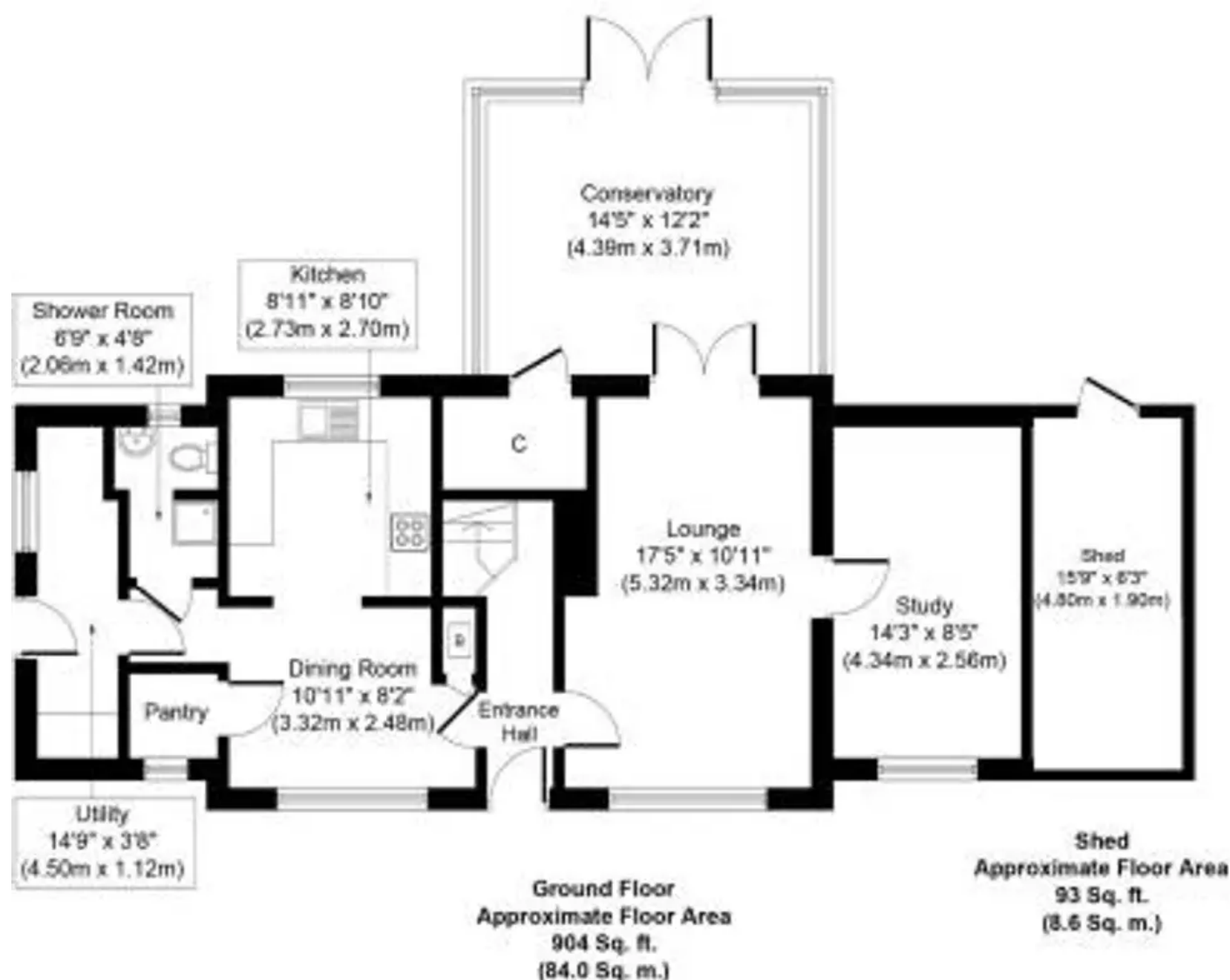
First Floor Landing UPVC double glazed window, exposed floor boards, loft access, sockets.

Bedroom One UPVC double glazed window with field views, radiator, exposed floor boards, sockets.

Bedroom Two UPVC double glazed window, radiator, exposed floor boards, sockets.

Bedroom Three UPVC double glazed window,





First Floor
Approximate Floor Area
451 Sq. ft. (41.9 Sq. m.)



Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.