

## 133 Green Lane, Bradwell - NR31 8QE

£325,000 Freehold

Set in a peaceful residential location with convenient access to local amenities, this charming three-bedroom detached house offers comfort and practicality. With all living spaces conveniently on one floor, it features a spacious lounge, a well-appointed kitchen, a bright conservatory, three double bedrooms, and a modern family shower room. The property is complemented by a generous enclosed garden with a summer house, a paved seating area, and a large driveway providing ample off-road parking. This property provides easy living in a highly desirable area.



## Location

Green Lane, Bradwell, is a desirable location offering a peaceful residential setting with easy access to local amenities. The area is well-connected by public transport, making it convenient for commuters. Nearby, you'll find a selection of shops, schools, and recreational facilities, while the stunning countryside and coast are just a short drive away, providing ample opportunities for outdoor activities. The vibrant town of Great Yarmouth is within close reach, offering a wide range of entertainment, dining, and cultural experiences. With its quiet surroundings and close proximity to essential services, Green Lane is an ideal place to call home.



## Agents notes

We understand that the property will be sold freehold, connected to mains services water, electricity, gas and drainage.

Heating system- Gas Central Heating

Council Tax Band- C





## Green Lane, Bradwell

Upon entering the property through the welcoming hallway, a conveniently placed storage cupboard offers practicality for storing belongings.

Stepping into the generously sized lounge, one is greeted by the abundance of natural light streaming through the two large windows, enhancing the room's spaciousness. A focal point in the lounge is the fireplace, offering warmth and charm, while also providing a versatile space that can also serve as a dining area.

A well-appointed kitchen is a culinary delight, fitted with an array of wooden cupboards and ample counter space. Tiled floors and backsplash not only add a touch of elegance but also ensure easy maintenance, while a large storage cupboard adds functionality to the space.

A door from the kitchen leads you into the bright and airy conservatory, which has French doors opening directly to the outside, providing the perfect area to relax and enjoy the surroundings.

The property boasts three double bedrooms, each providing plenty of room for furnishings and personal touches.

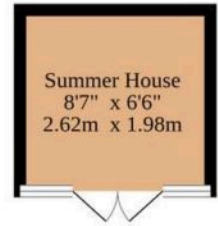
The family shower room is modern and well-designed, featuring tiled floors and a tiled shower cubicle, offering a clean, contemporary feel.

Outside, the large enclosed rear garden is laid to lawn, with a paved seating area ideal for outdoor dining or relaxation. A charming summer house provides a quiet space, perfect for hobbies or unwinding.

To the front of the property, a generous driveway provides ample off-road parking, enclosed by gated access for added security and privacy, ensuring convenience for residents and guests alike.



**Ground Floor**  
**1149 sq.ft. (106.7 sq.m.) approx.**



TOTAL FLOOR AREA : 1149 sq.ft. (106.7 sq.m.) approx.

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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