

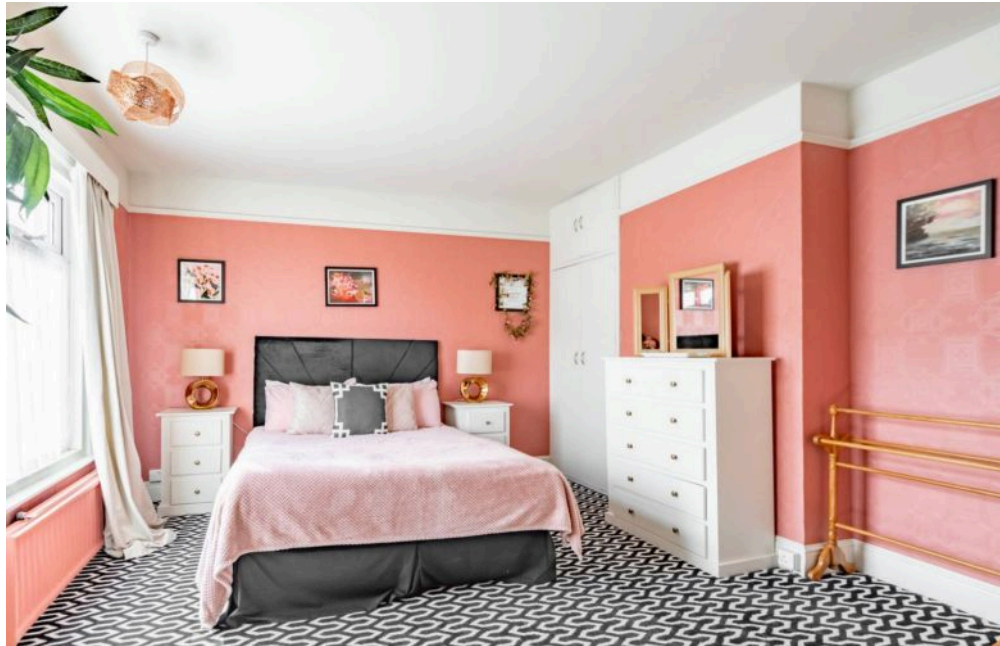
65 Palgrave Road, Great Yarmouth - NR30 1QD

£220,000 Freehold

Offered with no onward chain, this larger-than-average four-bedroom Edwardian mid-terrace family home boasts a versatile layout and is located in a highly sought-after area with excellent transport links and close to local amenities. Recently redecorated throughout, it features period details, stripped floorboards, and brand-new flooring and carpets. Offering four double bedrooms and two reception rooms, the property provides ample living space, while a contemporary shower room and family bathroom add to its comfort and practicality. The stylish, modern fitted kitchen boasts high-quality finishes, and the westerly-facing courtyard is perfect for enjoying the afternoon sun, with a brick store for additional storage. Situated near schools, parks, and with easy access to the town centre, this home is ideal for modern family living.

Location

Palgrave Road is located in a highly sought-after area, offering both convenience and charm. It's close to local amenities, including shops, schools, and parks, making it an ideal choice for families. The location benefits from excellent transport links, providing easy access to the town centre and surrounding areas. With a peaceful residential setting, it provides a welcoming atmosphere while still being within reach of all that the nearby area has to offer. The surrounding neighbourhood adds to the appeal, making it a truly desirable place to live.

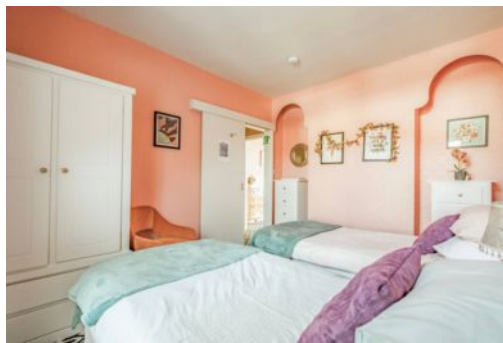


Agents notes

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

Heating system- Gas Central Heating

Council Tax Band- B



Palgrave Road, Great Yarmouth

Upon entering through the entrance hall, you are greeted by an original period staircase with original panelling and a door to the understairs cupboard, setting the tone for the charm and practicality found throughout the home. The lounge is bright and inviting, featuring a fireplace that adds a touch of warmth to the space.

Moving through to the breakfast room, you'll step into the stylish, modern kitchen. The kitchen, newly fitted just four years ago, boasts gloss-finished cupboards and white quartz worktops, complemented by a tiled backsplash. A Rangemaster Professional Range cooker is included, ideal for preparing meals. Bright and spacious, it offers plenty of room for meal preparation, with a door leading outside to the courtyard.

Accessed through the kitchen, a convenient and contemporary shower room featuring a stylishly tiled shower and an extractor fan for added comfort.

Completing this floor is a double bedroom, which is versatile and can serve as a third reception room.

Ascend the stairs to the upper level, where the three generously sized double bedrooms are all located off the landing, each offering plenty of space for relaxation. One of the bedrooms also features a built-in wardrobe, providing practical storage solutions.

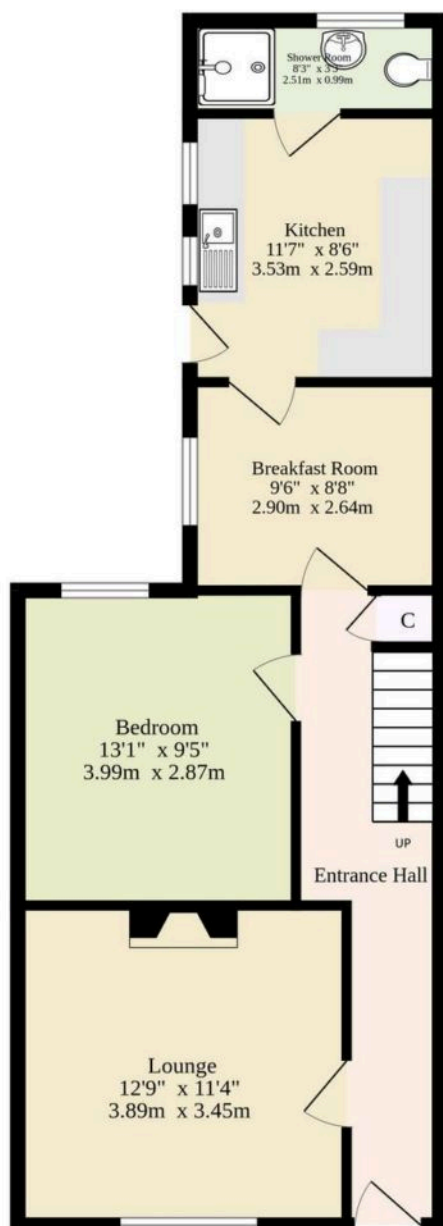
The family bathroom on this floor features tiled accents around the bath-tub and a cupboard for additional storage.

Additionally, the property benefits from a new boiler installed just six months ago, with double glazing throughout.

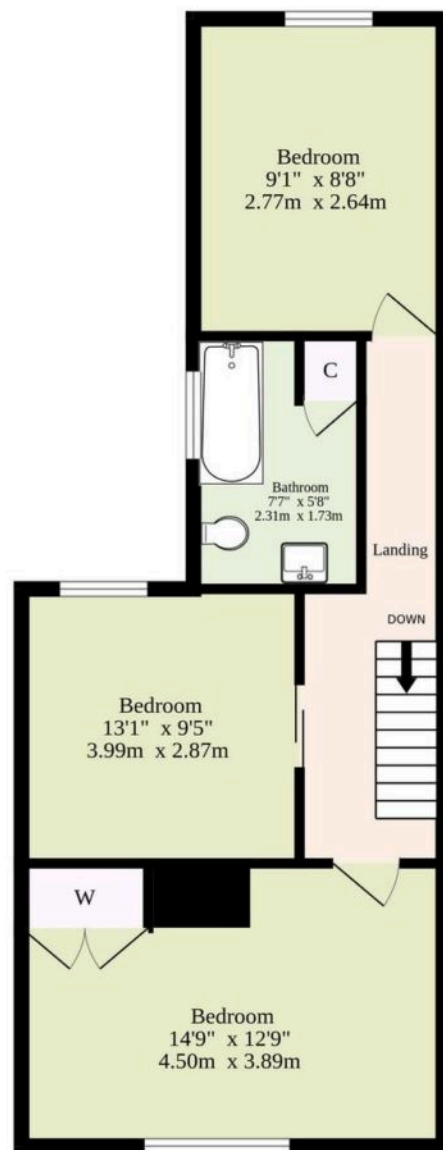
Outside, the paved, enclosed westerly-facing courtyard offers a private space to relax and enjoy the afternoon sun. There's also a brick store for added storage and a gate to the rear for convenient access.



Ground Floor
567 sq.ft. (52.7 sq.m.) approx.



1st Floor
529 sq.ft. (49.1 sq.m.) approx.



TOTAL FLOOR AREA : 1096 sq.ft. (101.8 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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