



3 Melvin Tansley Drive, Bawdeswell

Guide Price £300,000

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Bawdeswell, Dereham

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Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: A

EPC Environmental Impact Rating: A





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Guide Price £300,000 - £350,000. Beautiful living meets sustainability in this stunning three-bedroom home, offering expansive field views and a serene rural setting. Designed with eco-conscious buyers in mind, the property features energy-efficient solutions such as solar panels, EV charging point, an air source heat pump, and triple glazing throughout. The open-plan layout is both stylish and functional, with a spacious kitchen and light-filled living areas perfect for modern living. Outside, a beautifully landscaped garden, patio, and separate garden studio enhance the overall appeal, offering a versatile space for work or leisure. With off-road parking, a garage, and a prime location near local amenities, this home mixes comfort, practicality, and sustainability.

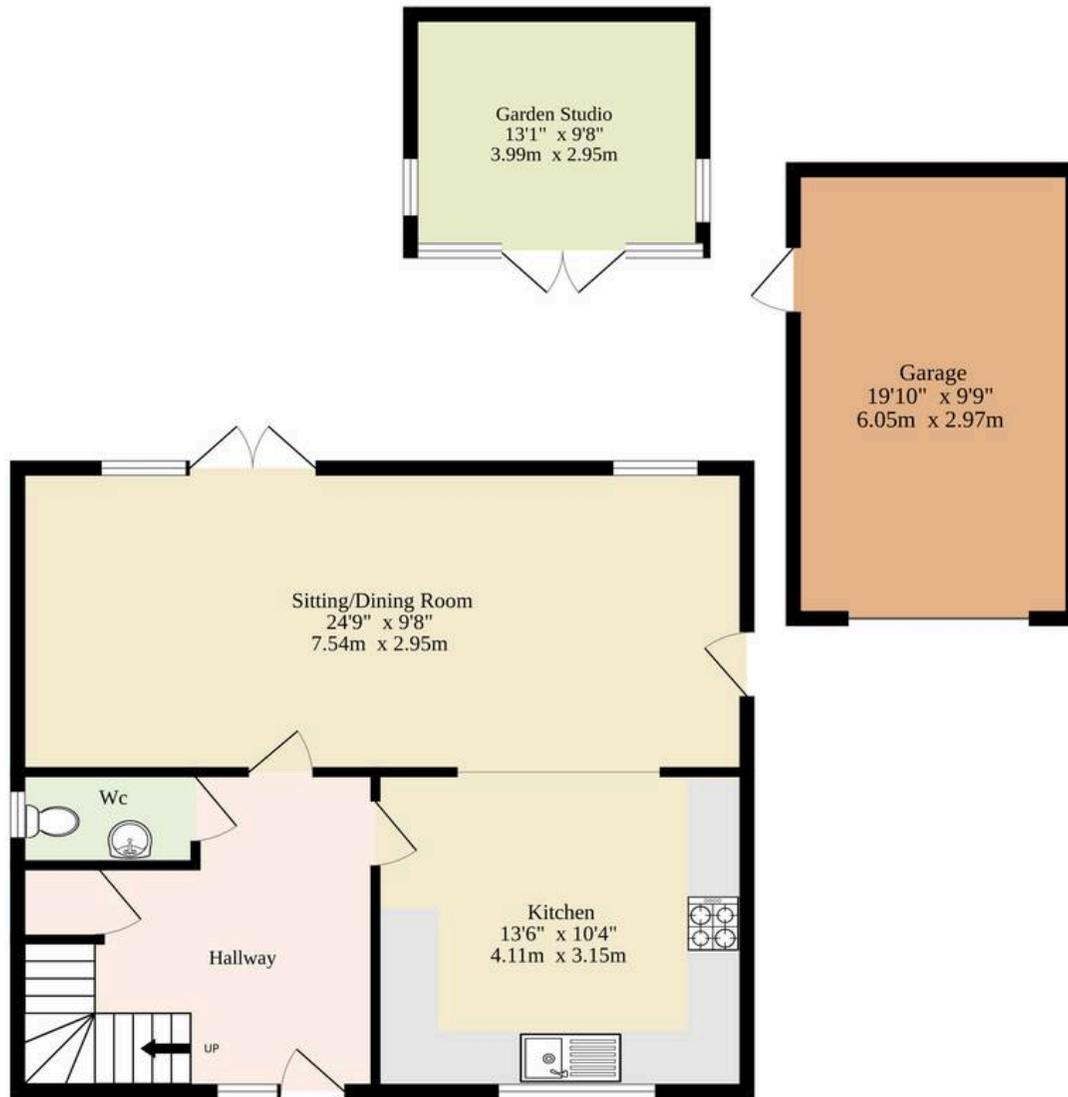
The Location

Positioned in the heart of Bawdeswell, enjoy a prime location with a wealth of amenities right at your doorstep. The Bawdeswell village hall, a hub of community activities and events, is just a stone's throw away. For garden enthusiasts, the Bawdeswell Garden Centre is a delightful place to explore. And if you need to run errands or do your daily shopping, Morrisons Daily is conveniently nearby.

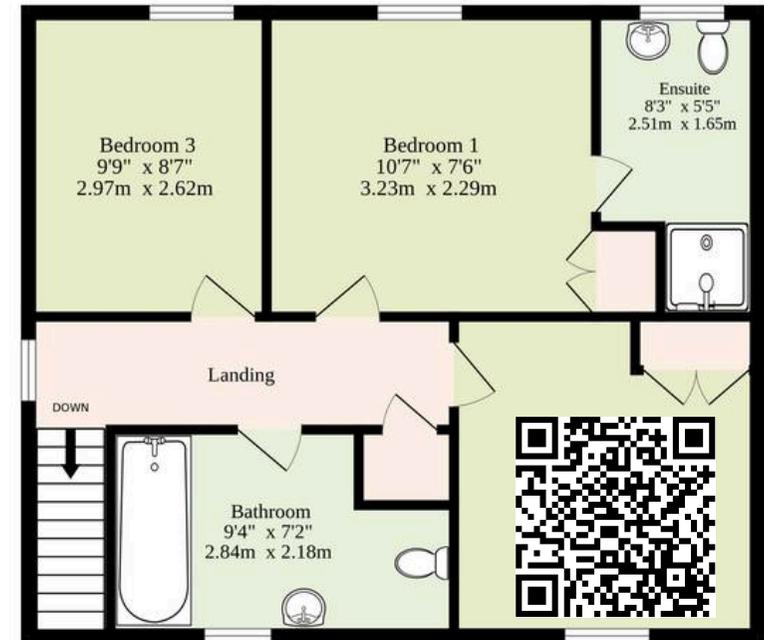
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Ground Floor
810 sq.ft. (75.3 sq.m.) approx.



1st Floor
397 sq.ft. (36.9 sq.m.) approx.



TOTAL FLOOR AREA : 1207 sq.ft. (112.1 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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