



18 Granger Crescent, Wymondham

Guide Price £350,000

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Wymondham, Wymondham

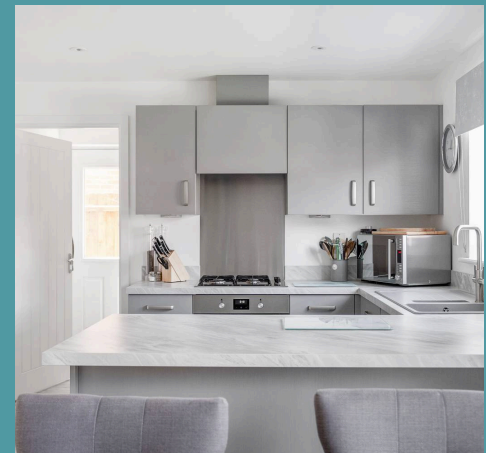
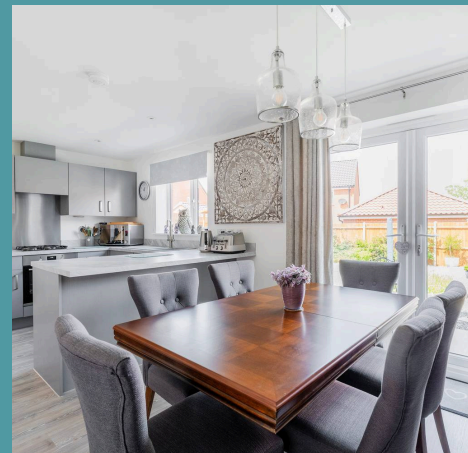
Guide Price : £350,000 - £375,000. Granger Crescent presents a spacious and well-designed four-bedroom detached home in the ever-popular market town of Wymondham. Boasting a smart red brick exterior, brickweave driveway, and integral garage, the property makes an immediate impression. Inside, the layout includes a bright sitting room, a stylish kitchen diner with garden access, a utility room, and a WC. Upstairs offers four generous bedrooms, with built-in storage in two and an ensuite to the main. The landscaped rear garden is both low maintenance and visually striking, with patio and slate pathways designed for relaxed outdoor living. With excellent connectivity, top-rated schools, and local amenities all close by, this home offers standout family living in a prime location.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating:





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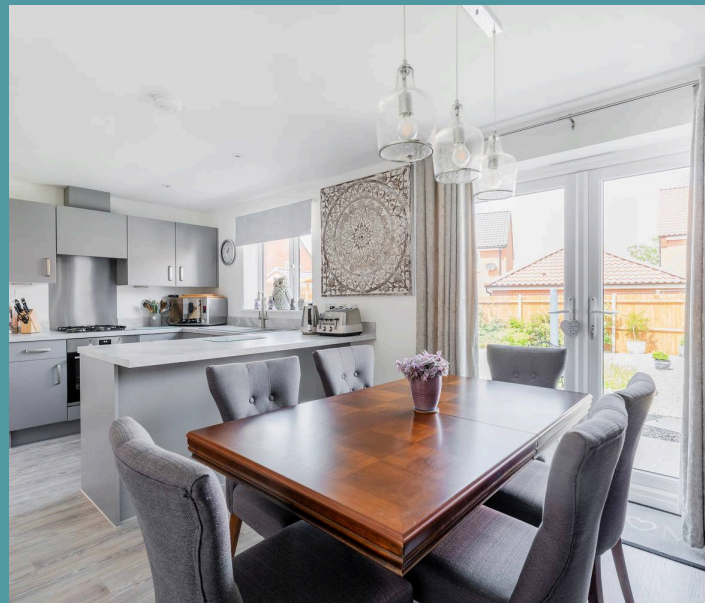
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The Location

Granger Crescent is situated in the charming market town of Wymondham, Norfolk, offering a prime location for both convenience and connectivity. The property is just a short distance from Wymondham's bustling town centre, where you'll find a variety of shops, cafes, and restaurants. The area is well-served by local amenities, including schools, parks, and medical facilities.

For those commuting, the property benefits from excellent transport links, with Wymondham railway station nearby, providing direct access to Norwich and London Liverpool Street.

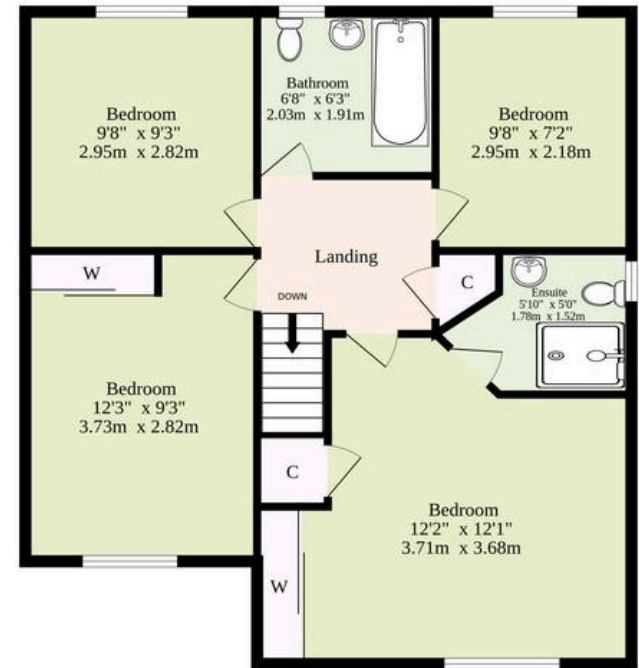
Additionally, the town offers easy access to major road networks, including the A11, ensuring a



Ground Floor
739 sq.ft. (68.7 sq.m.) approx.



1st Floor
543 sq.ft. (50.4 sq.m.) approx.



Sqft Includes Garage And Summer House

TOTAL FLOOR AREA : 1282 sq.ft. (119.1 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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