



**Kingsway, King's Lynn, PE30 2EL**

**welcome to**

**Kingsway, King's Lynn**

William H Brown are delighted to offer to market this beautifully presented 3 bedroom semi detached home, with cozy family room, open plan kitchen/diner, benefiting from a new heating system. Located in a popular area close to local amenities & town centre of Kings Lynn. Viewing highly recommended!



### Entrance Hall

Radiator, Sliding door to;

### Cloakroom

WC, Hand Wash Basin, Radiator

### Kitchen/Diner

Wall and Base Units, Sink and Mixer Tap, Gas Hob, Integrated Oven, Integrated Fridge/Freezer, Log Burner, Opening to;

### Extension/ Family Room

Skylights, Double Glazed Patio Doors to Rear, Radiators

### Lounge

Double Glazed Windows to Front, Radiator

### Bedroom One

Double Glazed Window to Rear, Radiator, Built in wardrobe

### Bedroom Two

Double Glazed Window to Front, Radiator, Built in wardrobe

### Bedroom Three

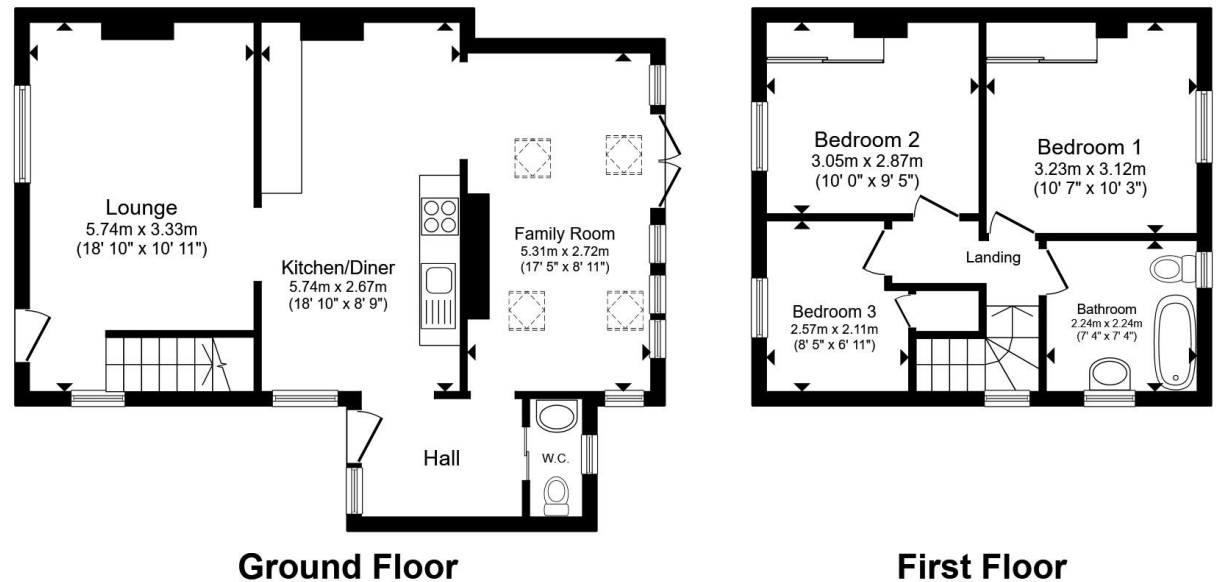
Double Glazed Window to Front, Radiator

### Bathroom

Bath, WC, Hand Wash Basin, Radiator, Space for Washing Machine

### Outside

Enclosed Rear Garden with Borders and Useful Garden Shed and Green House



Total floor area 89.7 m<sup>2</sup> (966 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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welcome to

## Kingsway, King's Lynn

- Beautifully Presented Semi Detached Home
- Wonderful Extension Overlooking Garden
- Open Plan Kitchen/Diner with Log Burner
- Comfortable Lounge
- Downstairs Cloakroom & Family Bathroom

Tenure: Freehold EPC Rating: D

Council Tax Band: A

**£225,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
KLN119663 - 0009

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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