



Moorgate Road, Dereham, NR19 1NT

welcome to

Moorgate Road, Dereham

A recently renovated three-bedroom home in Dereham, Norfolk, offering well-proportioned accommodation within easy reach of town. Complete with a super sized summerhouse/workshop at the end of the long garden, and with parking to the front, a super-sized garden and offered with NO CHAIN!



William H Brown are pleased to offer a recently renovated semi-detached house in a popular part of Dereham.

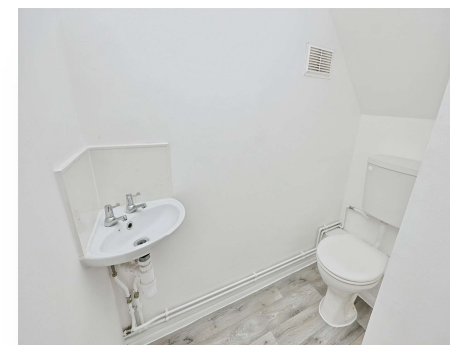
Agents Note

Accommodation briefly comprises, an entrance hall, ground floor water closet, brand new kitchen with fitted double oven and hob, separate utility room and a good sized living room whilst upstairs, there is three bedrooms and a brand new bathroom.

Outside, the property has parking to the front whilst to the rear is a super-sized garden with a shed and a large summerhouse/workshop perfect for work, rest and play!

The property has been newly renovated by the current owners and should be viewed to be appreciated.

NO CHAIN



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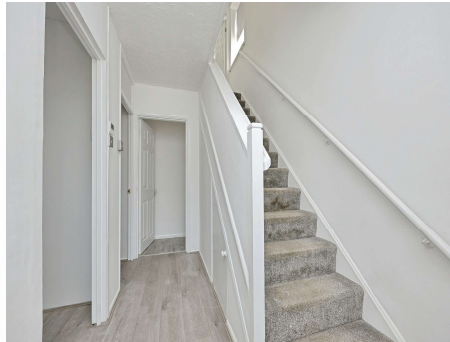
Moorgate Road, Dereham

- Recently Renovated!
- Three Bedrooms and Family Bathroom
- Modern Kitchen/Breakfast Room
- Separate Utility and Cloakroom
- Driveway to the Front

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers in excess of

£190,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
DRM118050 - 0012

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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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