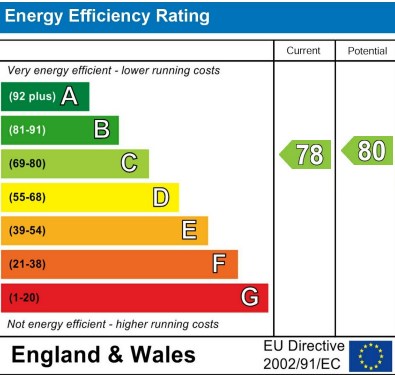


DIRECTIONS

SATNAV: POE30 5LJ



NOTES FOR PURCHASERS:

MEASUREMENTS: All measurements quoted are approximate.

DRAWINGS/ SKETCHES/ PLANS: This representation is provided for general guidance and is not to scale.

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This brochure is not intended to be an offer or solicitation for the sale of the property but rather an invitation to treat. The property is being sold by our client, and Norfolk Property Agents are acting as agents for the seller.

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HALLWAY

Laminate flooring, leading to all rooms.

LOUNGE/KITCHEN

Laminate flooring, double radiator, window to rear, Juliet balcony with unobstructed river views.

Kitchen: Range of wall-mounted, base and drawer units, integrated oven and gas hob with extractor hood, space and plumbing for washing machine, splashback wall tiling.

BEDROOM ONE

Fitted carpet, window to rear aspect, double radiator, airing cupboard.

BEDROOM TWO

Fitted carpet, window to front aspect, double radiator.

SHOWER ROOM

Tiled flooring, obscured window to front, hand wash basin, W.C, double radiator, walk-in corner shower enclosure, extractor fan.

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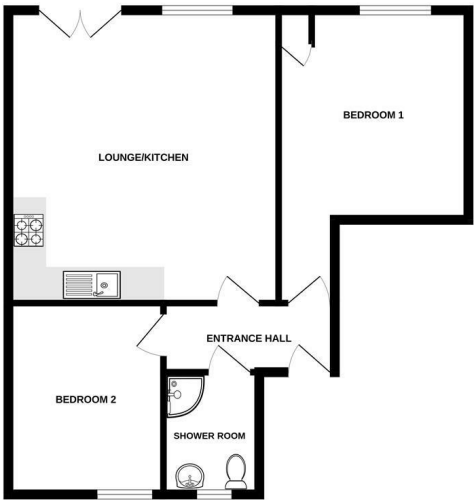
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NO UPWARD CHAIN AND PRICED TO SELL - Situated on Wisbech Road in South Lynn, this well presented two-bedroom flat offers a perfect blend of modern living and scenic views. Built in 2007, this second-floor residence boasts stunning river views, providing a tranquil backdrop to your daily life.

The flat features two well-proportioned bedrooms, ideal for first-time buyers or those seeking a comfortable space to call home. One of the standout features of this property is its proximity to local amenities. You will find a variety of shops, cafes, and recreational facilities just a short distance away, making it easy to enjoy the vibrant community that King's Lynn has to offer.

This flat is not only a wonderful opportunity for first-time buyers but also an excellent investment for those looking to enter the property market. With its appealing location, modern features, and picturesque views, this property is sure to attract interest. Do not miss the chance to make this lovely flat your new home.

GROUND FLOOR



While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of these schemes should not be taken as an absolute and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used in conjunction with the particulars. The agents, vendors and applicants accept no liability for any errors or omissions. Made with Drawings 12/2020



