



## 2 bed terraced house to buy in

Norfolk Street, King's Lynn, Norfolk, PE30 1AG

**£105,000** Starting Bid

 x2  x1  x1

Tenure

**Freehold**

## Property features

- ✓ TWO BEDROOMS
- ✓ CENTRAL LOCATION
- ✓ ARTIFICIAL GRASS
- ✓ COURTYARD OUTSIDE SPACE
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

## Description

\*\* Being Sold via Secure Sale online bidding. Terms & Conditions apply. \*\*

A fantastic opportunity to acquire this wonderfully presented two-bedroom home, perfectly combining comfort, practicality, and low-maintenance living. Boasting a bright and spacious lounge, a well-equipped modern kitchen with ample storage, and two well-proportioned bedrooms, this charming property is ideal for first-time buyers, investors, or those looking to downsize.

The home also benefits from a stylish family bathroom, useful built-in storage, and a private enclosed courtyard garden with low-maintenance artificial grass — perfect for relaxing or entertaining outdoors. Conveniently located close to local amenities and transport links, this move-in-ready property offers comfortable modern living in a highly convenient setting.

TWO BEDROOM MID-TERRACE COTTAGE

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £105,000

Property Type: Terraced House

Parking: None

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) <b>A</b>			
(81-91) <b>B</b>			89
(69-80) <b>C</b>			
(55-68) <b>D</b>		65	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

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Contact your local branch today for more information on this property:

**235 Church Street, Blackpool, Lancashire, FY1 3PB, <http://www.kenricksestateagents.co.uk/>**

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