



Court Road, Rollesby Great Yarmouth NR29 5ET

welcome to

Court Road, Rollesby Great Yarmouth

This characterful 3 bedroom cottage with off-road parking and generous rear garden, which could be used as a smallholding, is situated in the popular Norfolk Broads village of Rollesby and would make an ideal first time buy or young family home.





Entrance Porch
4' x 3' 8" (1.22m x 1.12m)

Lounge
12' x 11' 8" (3.66m x 3.56m)

Dining / Snug Room
11' 8" x 11' 8" (3.56m x 3.56m)

Kitchen/ Breakfast Room
18' 11" x 7' 10" (5.77m x 2.39m)

Walk In Pantry
6' 3" x 7' 6" (1.91m x 2.29m)

Bathroom

First Floor Landing

Bedroom 1
12' x 11' 10" (3.66m x 3.61m)

Bedroom 2
12' 2" max x 9' 3" (3.71m max x 2.82m)

Bedroom 3
7' 6" x 6' 3" (2.29m x 1.91m)

Exterior

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.focalagent.com

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- Potential to Offer NO ONWARD CHAIN!
- Plot Measuring 0.34 acres Approx (STMS)
- Smallholding Potential
- Extended Kitchen / Diner
- Ample Off-Road Parking

Tenure: Freehold EPC Rating: F
Council Tax Band: A

£270,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/NWS108303



Property Ref:
NWS108303 - 0010

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