



1 Stammers Yard, Dereham

Guide Price £160,000 - £170,000

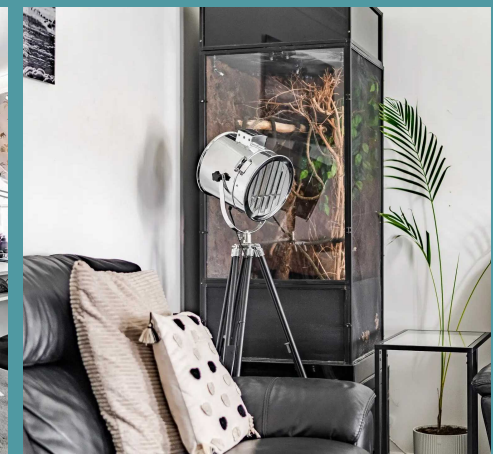
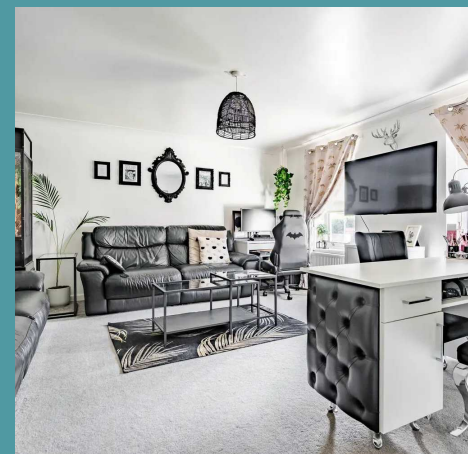
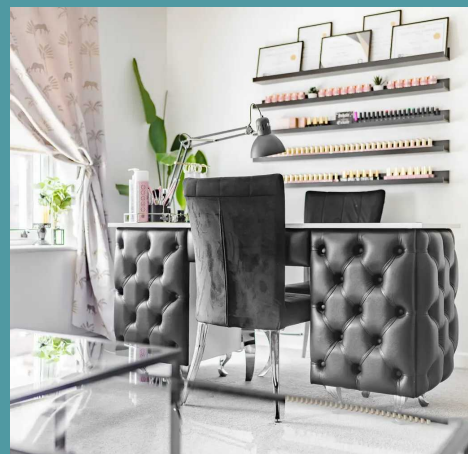
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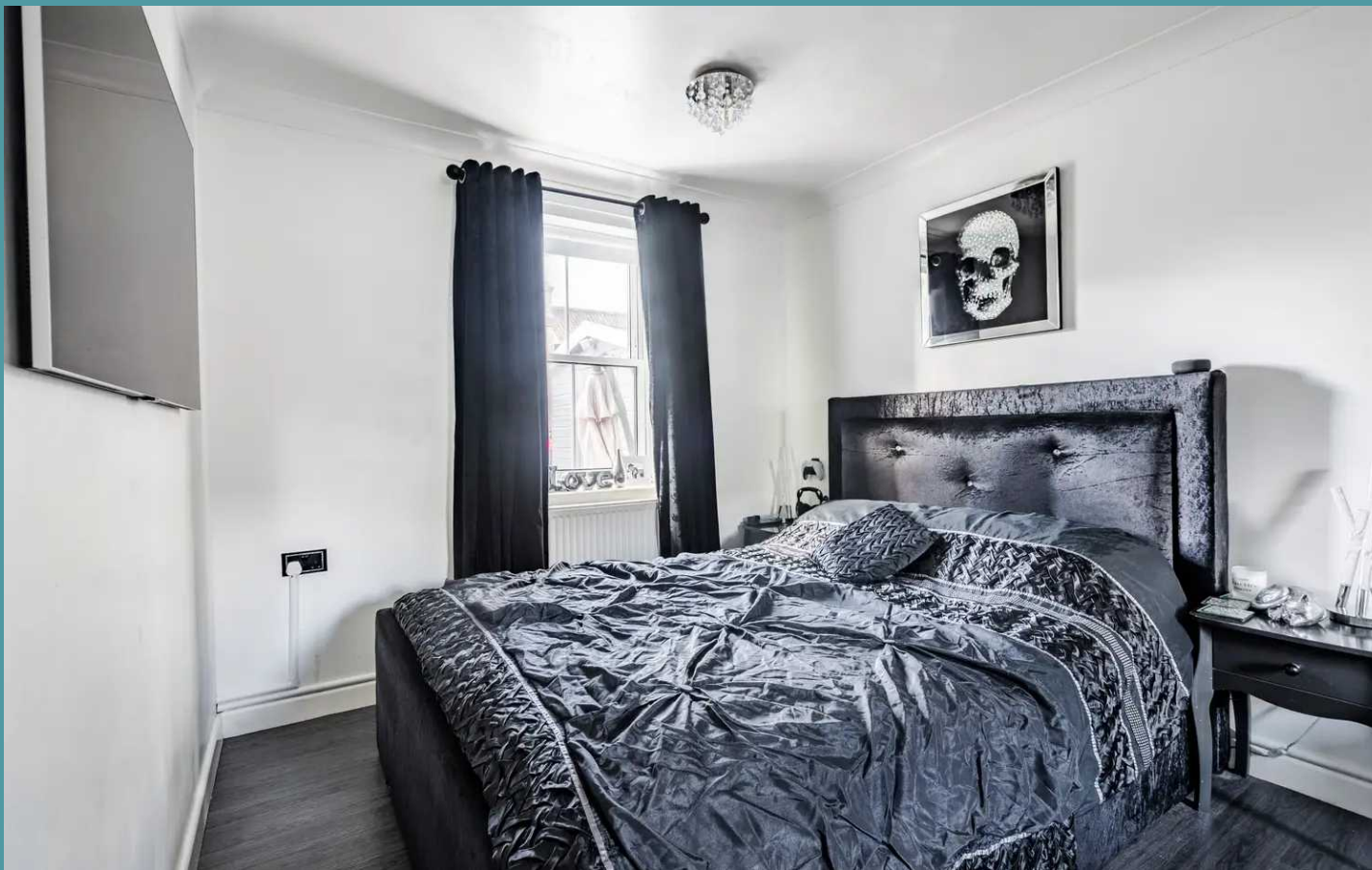
Dereham

This functional apartment offers a practical layout. Upon entry, the well-equipped kitchen leads to an open-plan living area, perfect for relaxing or entertaining. Two well-sized bedrooms and a modern bathroom provide comfortable living, while allocated parking and a convenient location near Dereham Town and public transport ensure ease of access.

THE LOCATION

Stammers Yard is within walking distance to the town centre and a country park, this property is in a great location within Dereham. There are supermarkets and a pub close by, as well as having more amenities within the town centre, including more shops, pharmacies, doctor's surgery, dentists, cinema, bowling alley and leisure centre, as well as pubs and restaurants, and schools for all ages. There is easy access to the A47, and is on the edge of the town giving it a quieter feel whilst having amenities on your doorstep.





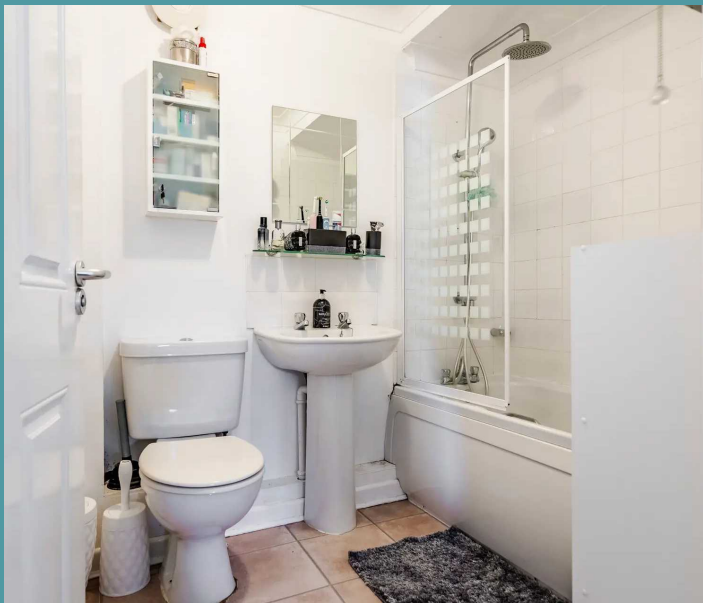
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THE PROPERTY

Upon entering the property, you are greeted by a generously sized kitchen featuring wooden-style cabinetry and provisions for appliances. The kitchen provides ample storage space and is designed to cater to all your cooking needs. The open plan living area is spacious and inviting, allowing for various furniture layouts and boasting fitted carpets underfoot, creating a cosy and welcoming ambience.

The property comprises two double bedrooms, each offering a place of rest at the end of a long day. The bedrooms are well-proportioned and versatile, accommodating your individual needs and preferences effortlessly. A modern three-piece suite bathroom awaits, providing a space for your self-care routines.





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One allocated parking space is included with the property, ensuring that parking is never a concern for residents.

Furthermore, the property's excellent location allows for easy access to Dereham Town, situated within walking distance. For commuters or those reliant on public transportation, a bus stop is conveniently located within reach.

AGENTS NOTE

We understand this property will be sold leasehold, connected to all mains services.

Gas Central Heating

Council Tax Band - A



GROUND FLOOR

