



35 London Street, Swaffham

Offers in Region of £120,000

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Swaffham, Swaffham

In a convenient location, this two-bedroom end-of-terrace house is a fantastic investment with a long-term tenant and no onward chain. Offering two reception rooms it's perfect for first-time buyers or investors. Close to town amenities, shops, and transport links, it blends comfort and practicality for modern living.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





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Location

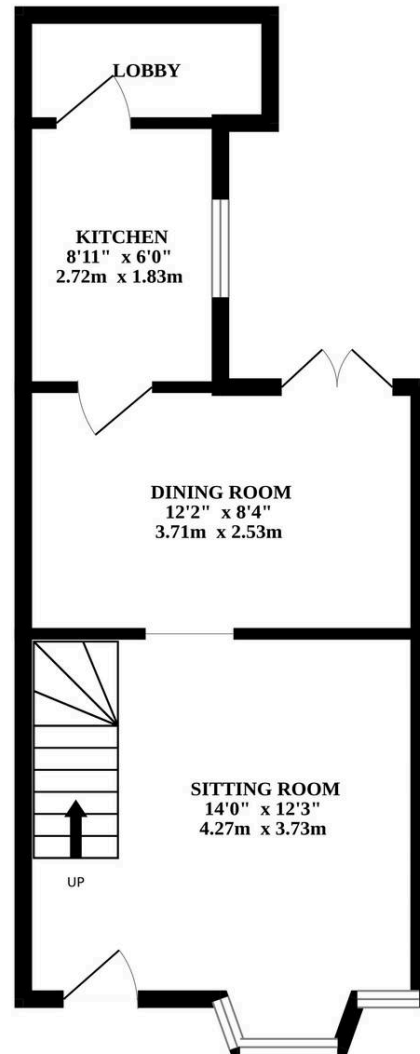
London Street in Swaffham is ideally located within walking distance of the town centre, offering easy access to a variety of amenities including supermarkets, independent shops, cafes, and pubs. The popular weekly market, held in Swaffham's Market Place, is just a short stroll away, providing a vibrant community atmosphere. The area is well-served by local schools making it an attractive location for families. Swaffham is also well-connected by road, with direct access to King's Lynn and Norwich, offering both rural charm and practical commuting links.

London Street, Swaffham

Upon entering, you are greeted by the two elegantly appointed reception rooms—a dining room and a sitting room—ideal for hosting gatherings or unwinding after a long day. The sitting room draws in abundant natural light through the bay window, complemented by a fireplace and wooden-effect flooring, creating a welcoming space. The adjoining dining room offers a warm and inviting atmosphere, enhanced by double doors leading to the rear garden, perfect for enjoying outdoor views. Efficiently designed, the



GROUND FLOOR



1ST FLOOR

