



abbotFox

Near Wymondham College
Guide Price £600,000

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We are a team of genuine individuals who hold a deep passion for both property and marketing. Collectively, we bring over 70 years of experience in the property market of Norfolk and Suffolk. Our affection for both counties runs deep, and we are enthusiastic about sharing our passion with you.

Colin McKenzie | **Branch Partner**







THE DETAIL

abbotFox Land & New Homes presents this outstanding house within The Pastures, a remarkable new development neatly positioned on the edge of Besthorpe within easy reach of Wymondham and Attleborough and within catchment for Wymondham College.

This small collection of just eight sophisticated, individually designed family homes offer exceptional levels of specification throughout and each back onto Paddocks. Carefully considered architectural plans have been devised to grant fantastic contemporary layouts complemented by an abundance of natural light.

Plot 3 offers generous accommodation briefly comprising; an impressive reception hall, home office, kitchen dining family room, a separate sitting room, a useful utility room and WC.

The first floor provides four double bedrooms, the principal bedroom and guest bedroom feature en suites. There is a family bathroom off the landing also.

Specific details:

INTERNAL

- Electric air source heating
- Cat 6 network cabling throughout
- Underfloor heating to ground floor
- Gloss white skirting and architraves
- Chrome sockets and switches
- Sealed unit double glazed windows and doors

KITCHEN

- Bespoke designed kitchen
- Neff appliances
- Acrylic or quartz work surfaces

BATHROOMS

- Quality sanitary ware
- Built in vanity units
- Heated towel rail

EXTERNAL

- Generous paved pathways and patios
- Turfed front garden
- Rear gardens levelled and seeded
- Electric garage doors

Guide £600,000 - £625,000

Register your details for further information.

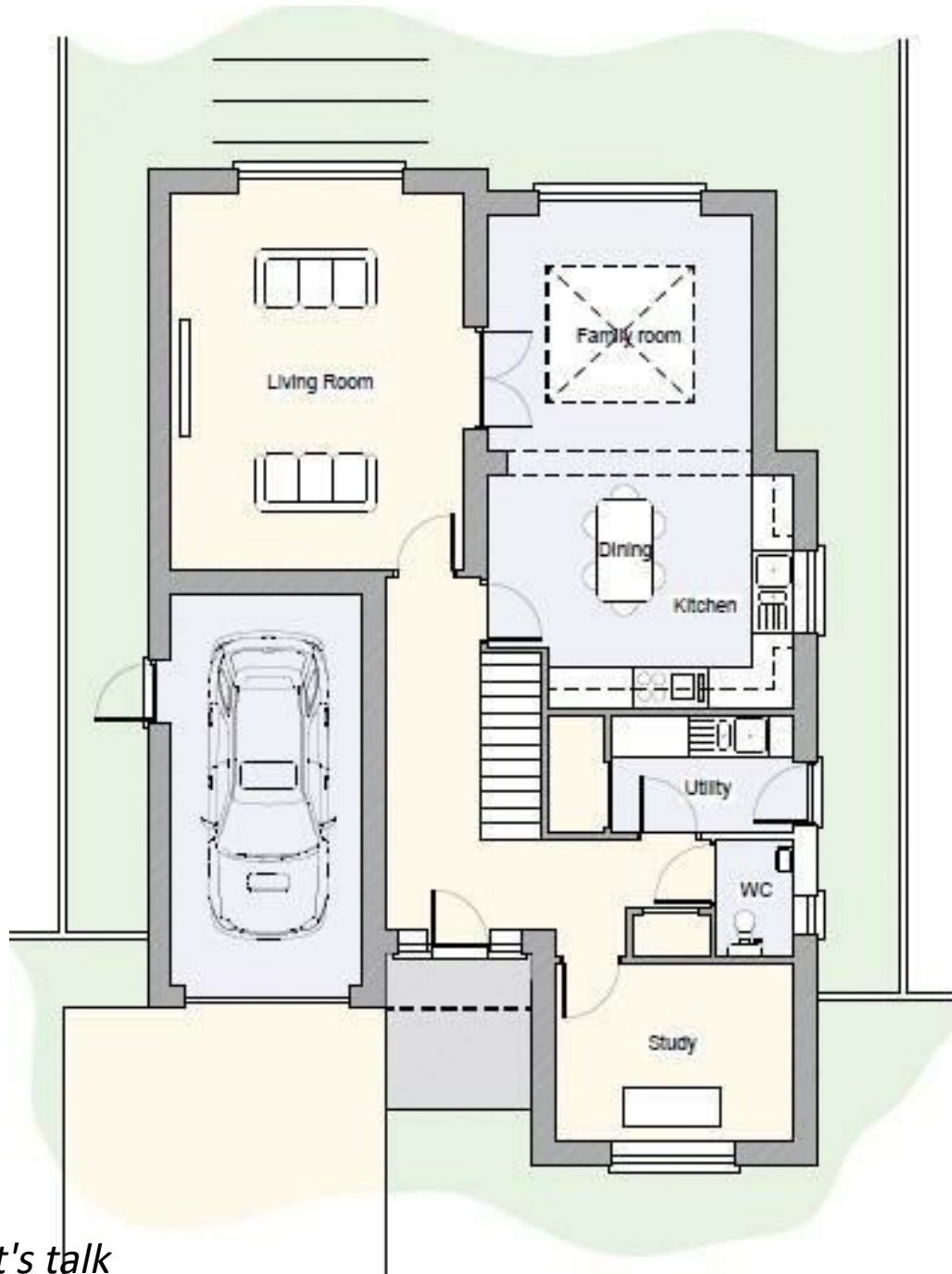






THE HIGHLIGHTS _____

- High specification new build
- Close to Wymondham College
- Four bedrooms
- Three reception rooms
- Choose your kitchen and bathrooms
- Garage
- Guide £600,000-£625,000



First Floor Plan

Ground Floor 88sqm
 First Floor 88sqm
 Total 176sqm (1894sqft)
 Garage 16sqm

Let's talk
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EPC RATING -

Disclaimer – In accordance with the Property Misdescriptions Act, the company abbotFox gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any purchaser should not rely on them as statements of fact, and must satisfy themselves by inspection or other means, as to their accuracy.