

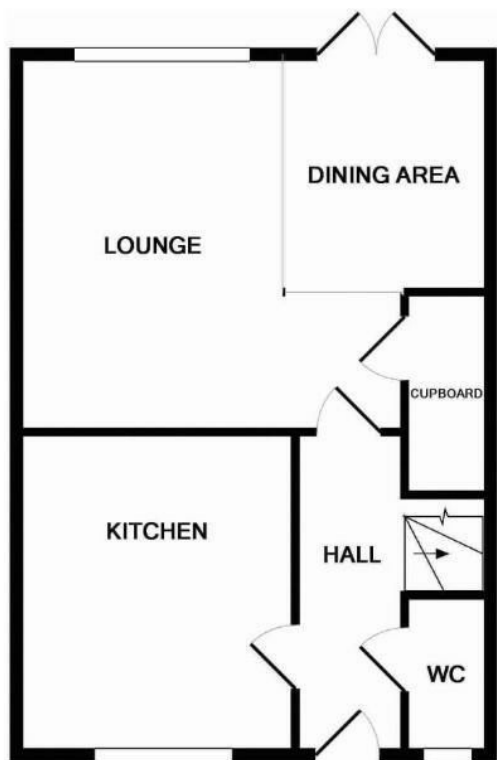


Aldermann McGee Gardens | Great Yarmouth | NR30  
 £240,000

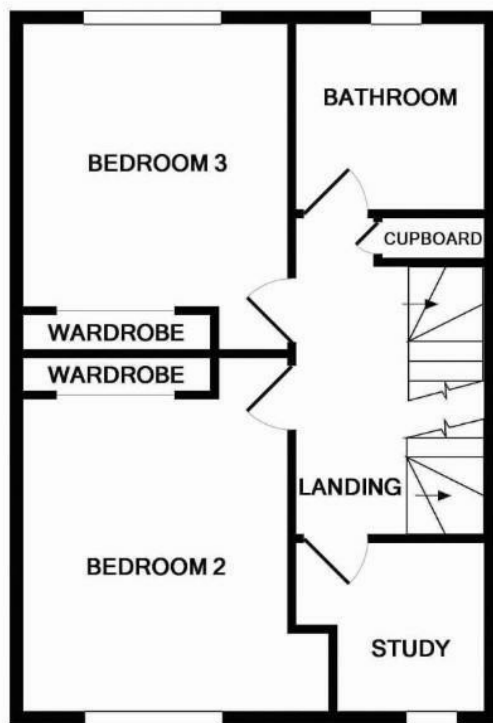
abbotFox

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

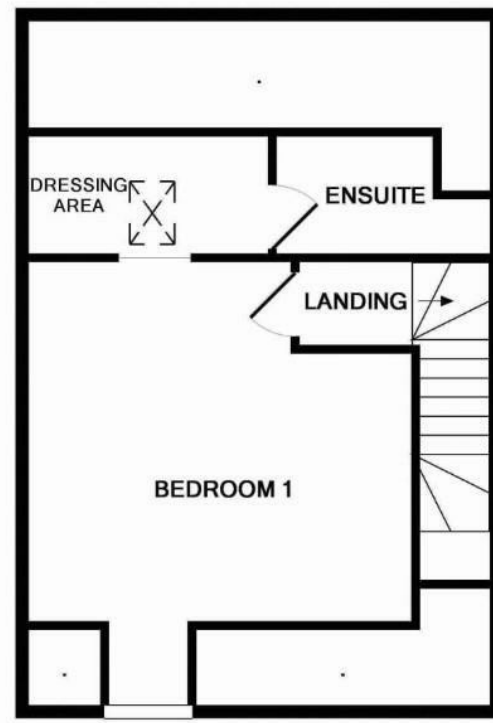
Disclaimer – In accordance with the Property Misdescriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them as statements of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



GROUND FLOOR



1ST FLOOR



2ND FLOOR



abbotFox Land & New Homes presents this brand new, mid terraced townhouse. Situated in the vibrant coastal Town of Great Yarmouth, this home represents a fantastic opportunity for any growing family with a flexible layout and stylish finish throughout.

Developed by renowned builders G & C homes who have over 50 years of experience in developing fantastic new homes in the local area, an internal viewing comes highly recommended to appreciate the stunning finish on offer.

The ground floor comprises; an inviting entrance hall, WC, modern kitchen and generous lounge diner, that opens onto the enclosed rear gardens. The first floor offers two generous double bedrooms, family bathroom and study/4th bedroom, with the top floor offering a stunning master suite, offering a dressing area and en-suite shower room. With LVT flooring installed to the ground floor and carpet laid to the first floor.

Externally, the property allows for a private enclosed rear garden, and parking for two vehicles.

