Apartment D, Nar Valley Park, 13d Minnow Avenue, King's Lynn, PE30 5FD. Plot 71.
welcome to
Apartment D, Nar Valley Park
OPEN HOUSES/FLATS SATURDAY 27TH AUGUST 9.30AM - 12PM. Please meet at 25 Minnow Avenue, PE30 5DH (Plot 85). *** 2 bed ground floor apartment with parking and gardens ***

Accommodation Comprises:
Communal Entrance Door To:
Hallway
With personal door to the rear garden. Cupboard.

Open Plan Kitchen/living Space
With 3 UPVC double glazed windows to the front. Kitchen area: Range of fitted Monza black units at base and wall level, work top surface, fitted oven hob and extractor, single bowl single drainer sink with mixer tap over, radiator. Gas combination boiler.

Bedroom 1
With patio door to the front garden.

Bedroom 2
UPVC double glazed window to rear. Storage cupboard.

Bathroom
White suite comprising of panelled bath with mixer shower over, low flush wc, hand washbasin. Extractor. Chrome towel radiator.

Outside
The apartment has access to a small front garden with a patio area and a private fenced garden and patio area.

Agents Note
The photographs used are taken from the park at the far end of the site and other plots around the site.
Flooring included - upgrades available.
Sustainable Homes Code: Code 4
There is an option to purchase turf for the back garden by separate negotiation, which will laid around the time of exchange of contracts.

Help To Buy
The Government has created the Help to Buy scheme to help hard-working people like you take steps to buy your own home. Whether you want to get onto the housing ladder or move up it, Help to Buy makes it possible to buy a new-build or existing with as little as a 5% deposit.

How does it work?
With a Help to Buy: equity loan the Government lends you up to 20% of the cost of your new-build home, so you'll only need a 5% cash deposit and a 75% mortgage to make up the rest. You won't be charged loan fees on the 20% loan for the first five years of owning your home.

How do I apply for a Help to Buy Loan?
Through a Help to Buy Agent. The selling agents William H Brown, 40-42 Kings Street, King's Lynn, Norfolk, PE30 1ES, Tel: 01553 771337 currently have staff on hand to go through the process Monday through to Saturday, an appointment is essential.
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- 2 bedrooms
- Open Plan Kitchen/Dining Space
- Front and rear gardens
- Two personal entry doors and communal door
- Black and red kitchen, Choice of flooring

Tenure: Leasehold  EPC Rating: TBC

£125,000

directions to this property:
Head out of King’s Lynn on the London Road and at the Southgates Roundabout take the last exit onto Wisbech Road and proceed on to Saddlebow Road, finding the new turning on the left handside signposted Sandpiper Way into the new development. Continue along onto Heron Lane and bear right, then immediately left onto Minnow Avenue and the flats can be found at the end of the road/corner on the right handside.

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This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.