



4 Mile End Road
Norwich | Norfolk | NR4 7QY

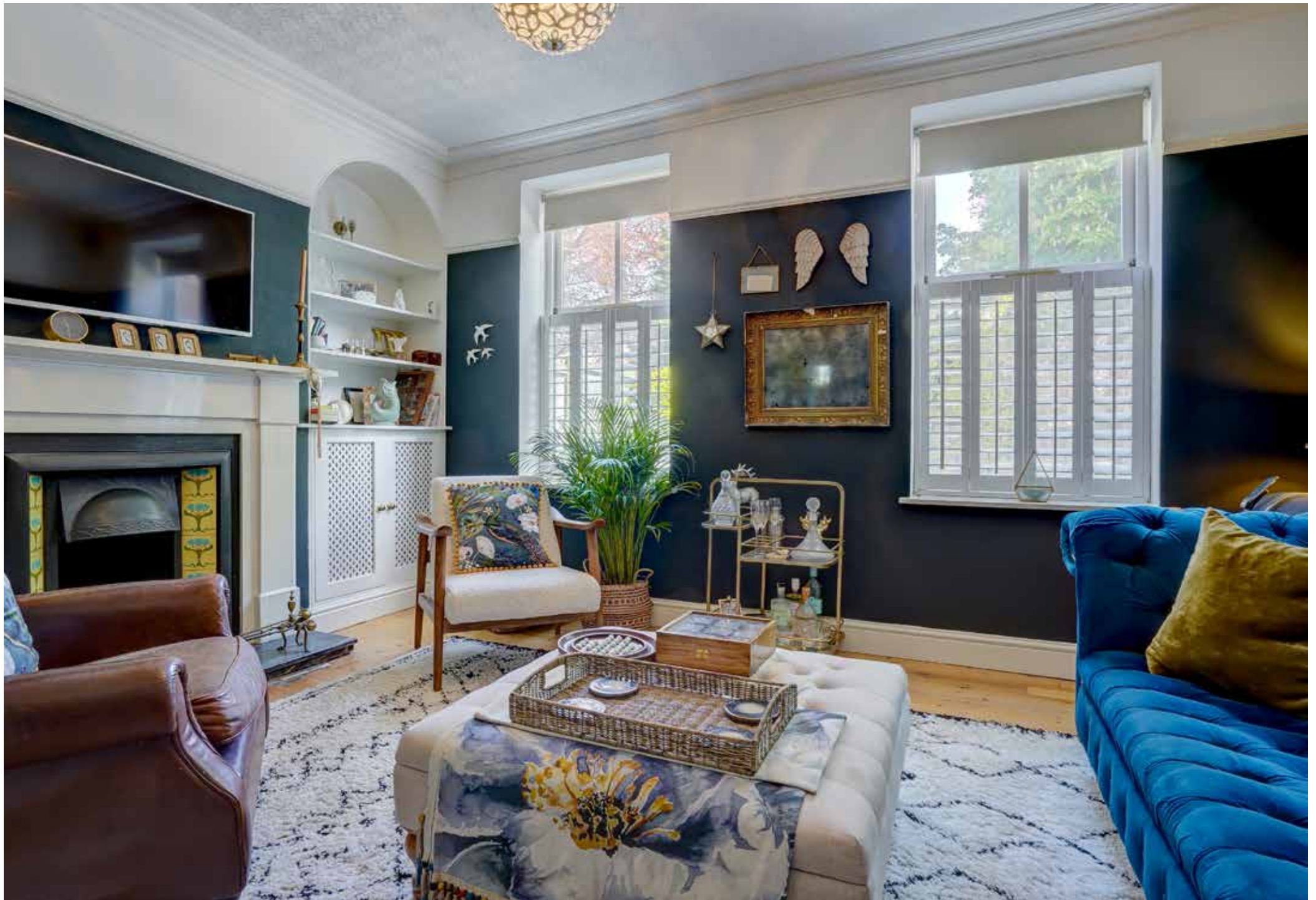
FINE & COUNTRY

A COLOURFUL CHARACTER



“Both stylish and sophisticated, this period home is packed with character features throughout. With wonderful proportions and light-filled rooms, it’s full of charm, both inside and out. Walk to the city or head out for lunch – you’ll find everything on the doorstep here. A sought after location with off-road parking too, the appeal of this property is abundantly clear!”







- An Extended, Semi-Detached Period House situated in the sought-after Golden Triangle Area of Norwich
- Four Double Bedrooms to include Principal Bedroom with Dressing Room
- First Floor Family Bathroom; Downstairs Shower Room
- Three Reception Rooms; Cellar/Snug
- Recently Re-Fitted Kitchen/Breakfast Room; Walk-In Pantry and Cloakroom
- Beautifully Presented Throughout with Original Features
- Sought After NR4 Location with Off Road Gated Parking to the Front
- Rear Courtyard Garden
- The Accommodation extends to 2,045sq.ft
- Energy Rating: D

Extended and renovated a few years ago with great style and flair, this period property beautifully combines traditional character with modern contemporary touches. There's plenty of parking and a sunny, low maintenance garden, all set in a very desirable position near shops, schools, cafes, parks and more.

Welcoming Charm

Dating back to 1899, this handsome home has plenty of features, many of which are original. There are cast iron fireplaces, perfectly proportioned rooms with high ceilings, coving and ceiling roses, wooden and tiled floors and more besides. One unique feature is the window in the hallway looking down into the cellar – currently used as a snug by the owners' sons when they come to stay. Where the property has been extended, it's been cleverly and sympathetically done, creating a seamless flow and practical layout.

So Much Space

On the ground floor, three spacious receptions invite you in and offer plenty of flexibility for any growing family. The kitchen has been recently refitted with elegant units and quartz worktops and has room for a family table too. The walk-in pantry is sure to please! With a ground floor shower room, stunning first floor bathroom, plus four generous double bedrooms, there's no shortage of space here, whether for a couple or for a family. This is a home that can easily adapt to meet your every need. Whether it's Sunday lunch with all the family in the dining room, lazy weekend breakfasts in the kitchen, movie nights in the sitting room or barbecues in the garden, this is the perfect place. Both the dining room and the kitchen have doors onto the garden, so the house is filled with light and you can treat the garden as another room. Altogether this is a relaxing yet sociable home, ideally suited to young families, those with teens, or couples who love to welcome friends over.

A Golden Location

The location is a real winner. Within the exclusive Golden Triangle, you can enjoy the buzz and café culture of the area, or stroll into the city to hit the shops, head to the theatre, cinema, market, library or dive into the thriving arts scene. There are parks, schools and sports facilities aplenty here. In fact, you have everything you could ask for and it's all so close to home. Yet when you're back at the property, you can unwind in the sunny, low maintenance garden, beautifully finished by the current owners. Sit in the shade of the pergola or sunbathe on the lawn or patio. At the front of the property, you've got plenty of off-road parking too. If you thought you'd have to compromise on your wish list to live in the city, you'll be delighted with all that's on offer here. No compromise needed! You're only a few minutes from the hospital, university and research park too, which means you're also near the A11 – perfect if you need to get out and about in the wider area.







NEW YORK LONDON HONG KONG
MAY 1954
MAY 1954
MAY 1954





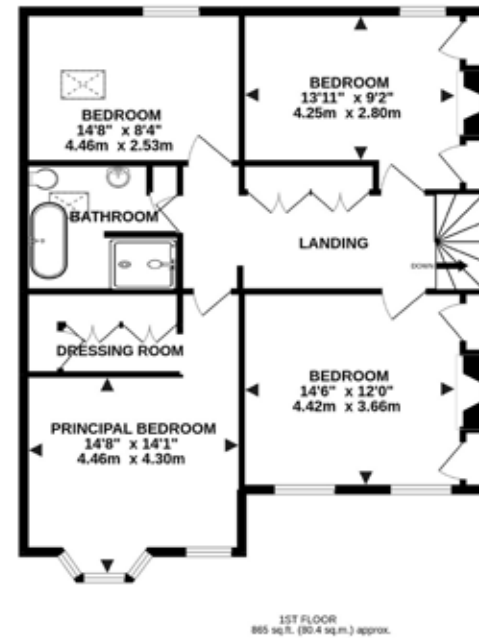
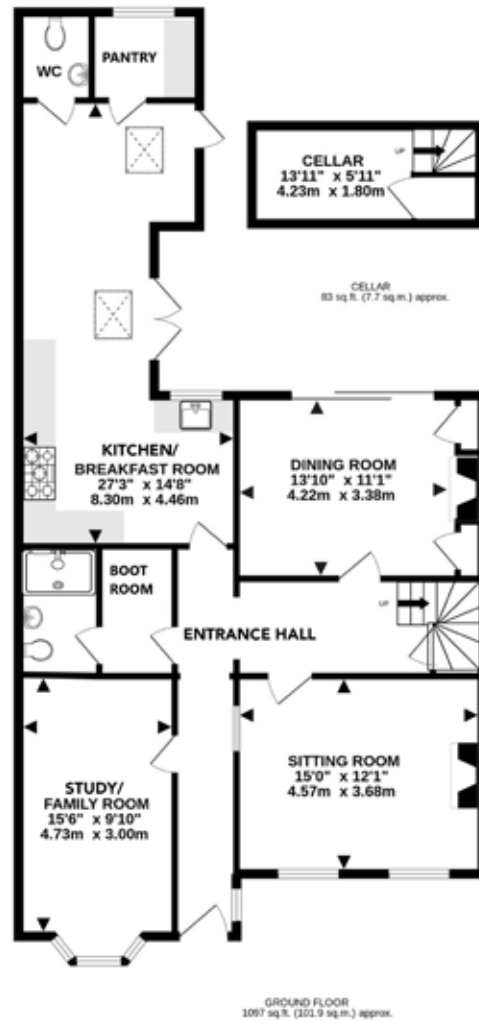












TOTAL FLOOR AREA : 2045 sq.ft. (190.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, all measurements are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only. www.norfolkpropertyphotos.co.uk
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On Your Doorstep...

Located in a sought after south city location of Norwich, the property is conveniently located for a number of attractions and amenities from national brands to independent boutiques and shops, restaurants, bars, cafes and a permanent outdoor market. Chapelfield and Castle Mall offer covered retail therapy opportunities and landmark buildings such as The Forum continue to add the ambience to the city centre and compliment the historically important Cathedral. A short walk from the property takes you to Unthank Road which has a range of amenities including public houses, cafes, restaurants, takeaways and a florist amongst others. There is convenient access to Lime Tree Road Tennis Club, Eaton Road Golf Club, Norwich High School for Girls and Town Close School.

How Far Is It To...

Norwich has a main line station to London Liverpool Street with an approximate journey time of 1 hour 30 mins, also providing commuter trains to Cambridge. There is an international airport to the north side of the city and access to most major trunk roads. From the A11 Newmarket Road, Cambridge lies approximately 60 miles to the south-west and Newmarket 47 miles.

Directions

Proceed out of Norwich city centre on the A11 Newmarket Road, at the Daniels Road roundabout take the 3rd exit onto Mile End Road and the property, number 4 Mile End Road will be found on the left hand side clearly signposted by a Fine and Country For Sale Board.

Services and District Council

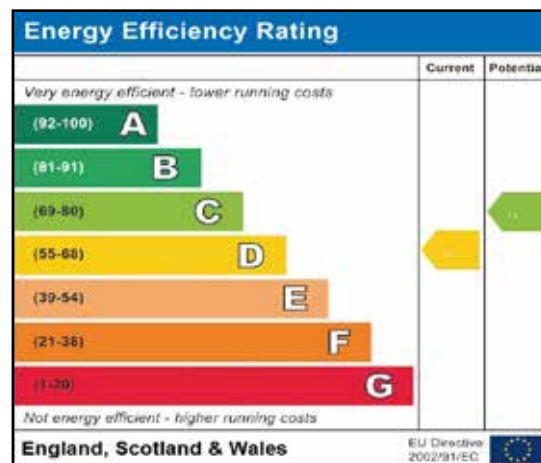
Gas Fired Central Heating, Mains Water, Mains Drainage
Norwich City Council - Council Tax Band D

Tenure

Freehold



Fine & Country Norwich Office
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FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in the UK, Australia, Egypt, France, Hungary, Italy, Malta, Namibia, Portugal, Russia, South Africa, Spain, The Channel Islands, UAE, USA and West Africa we combine the widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation - leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

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