

# BUNYAN CLOSE

## Dussindale, Norwich NR7 0UZ

Freehold | Energy Efficiency Rating : C

To arrange an accompanied viewing please pop in or call us on 01603 336116

# FOR SALE PROPERTY



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# STARKINGS WATSON



- Immaculate Detached Family Home
- Private Enclosed Gardens
- Driveway & Tandem Garage
- Hall Entrance with Cloakroom
- Kitchen & Open Plan Utility Room
- Two Reception Rooms
- Four Bedrooms
- Family Bathroom & Two En-suites

### IN SUMMARY

This IMMACULATE detached FAMILY HOME offers a SPACIOUS INTERIOR, PRIVATE NON-OVERLOOKED GARDENS and a TANDEM GARAGE for parking/storage. Having been WELL MAINTAINED, the property offers a HALL ENTRANCE with doors to the STUDY, 18' SITTING ROOM with patio doors to rear, and to the KITCHEN which in turn leads to a UTILITY ROOM, cloakroom and DINING ROOM. The ground floor is HIGHLY FLEXIBLE and offers POTENTIAL for OPEN PLAN living if desired. Heading upstairs, FOUR BEDROOMS lead off the landing, TWO with EN SUITE SHOWER ROOMS, and the family bathroom. The REAR GARDEN offers a good sized patio, central LAWN ideal for the family to play, and a DOOR to the TANDEM GARAGE.

### SETTING THE SCENE

Set back from the road and occupying a slightly elevated plot, a double driveway offers parking, with access to the tandem garage. Lawned gardens can be found to front, with planted borders, and a range of shrubbery and planting for privacy.

### THE GRAND TOUR

Heading inside, wood effect flooring can be found in the hall entrance, with stairs leading up to the first floor. To your left, the study offers a bright and sunny aspect, whilst being tucked away in the property for privacy. Next door, the sitting room extends to 18', with a fitted carpet under foot, and sliding patio doors which offer views across the rear garden. Double doors open to the dining room which allows for open plan living - perfect for entertaining. With wood effect flooring under foot, an opening from the dining room leads to the functional utility room, with cloaks storage space, electric fuse box, and sink area with space for a washing machine and wall mounted gas fired central heating boiler. The kitchen is adjacent, whilst a door leads from the utility to the cloakroom, with a two piece suite and tiled splash backs. The kitchen offers a range of wall and base level units with an inset gas hob and electric oven - with a glass splash back and extractor fan above. The fridge freezer is built-in, and there is space for a dishwasher. A breakfast bar is built-in, along with storage under the stairs, whilst a door leads to the entrance hall. Heading upstairs, the carpeted landing includes a built-in airing cupboard, with doors to four bedrooms. The first bedroom is a good size double with a built-in wardrobe, and a three piece en suite shower room with tiled splash backs and heated towel rail. The adjacent bedroom is another double, with a built-in wardrobe, and en suite shower room. The back single bedroom includes a wardrobe, with the front bedroom being a double in size. The family bathroom completes the property - including a



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modernised finish with a rainfall shower over the bath, attractive tiled splash backs, storage under the sink and a mirrored heated towel rail.

#### THE GREAT OUTDOORS

The rear garden offers a private setting with enclosed timber fenced boundaries, central lawn and extended patio. A useful timber shed offers storage, with planted borders, gated access to the front, and a side uPVC door to the tandem length garage, with an up and over door to front.

#### OUT & ABOUT

Dussindale is a popular development located on the Eastern edges of Norwich City centre, offering a wealth of local amenities and services, to include, shops, schools, community centre, parks, health centres and larger supermarket chains within easy reach, this area is perfect for any family. Norwich City Centre is approximately 15 minutes' drive away, and is also accessible via local bus services.

#### FIND US

Postcode : NR7 0UZ

What3Words : ///slave.rival.hunt

#### VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

**Disclaimer:** Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Price:



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**GIRAFFE 360**

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

(1) Excluding balconies and terraces

**Approximate total area<sup>(1)</sup>**

1129.94 ft<sup>2</sup>  
104.97 m<sup>2</sup>