



14 Bulrush Close, Scarning

In Excess of £350,000

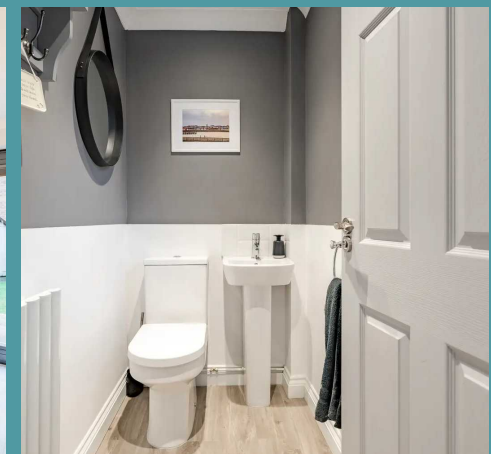
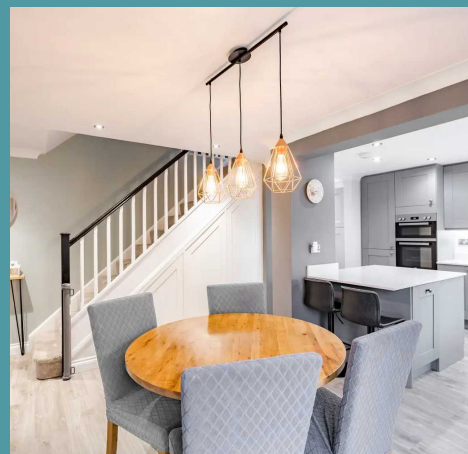
14 Bulrush Close

Scarning, Dereham

Welcome to contemporary luxury in this stylish four-bedroom property where functionality seamlessly merges with elegance. The ground floor welcomes you with a convenient WC, an open-plan kitchen dining area designed for entertaining and a versatile additional space ideal for a dedicated study. The upper floor unveils four generously sized bedrooms, including a master retreat with an ensuite shower room, while the well-appointed family bathroom caters to the diverse needs of the residents. The outdoor spaces are equally enchanting, offering off-street parking, side access to the garden and a private rear garden with a patio, lawn and convenient shed—a perfect blend of comfort and sophistication for modern living.

LOCATION

Nestled in the sought-after locale of Bulrush Close, Scarning, NR19 2UE, this property enjoys an ideal location with seamless access to vital amenities. Situated with easy connectivity onto the A47, residents benefit from convenient transportation links, facilitating effortless travel to nearby towns and cities. Perfectly positioned for families, the property boasts an ideal catchment area for schools, ensuring that educational facilities are within reach for children. Embrace the convenience of a well-connected and family-friendly community in this desirable Scarning neighbourhood.



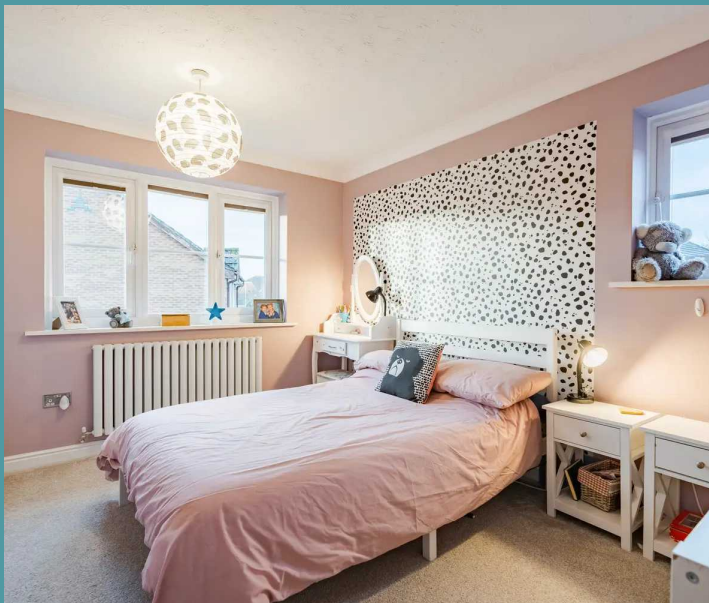


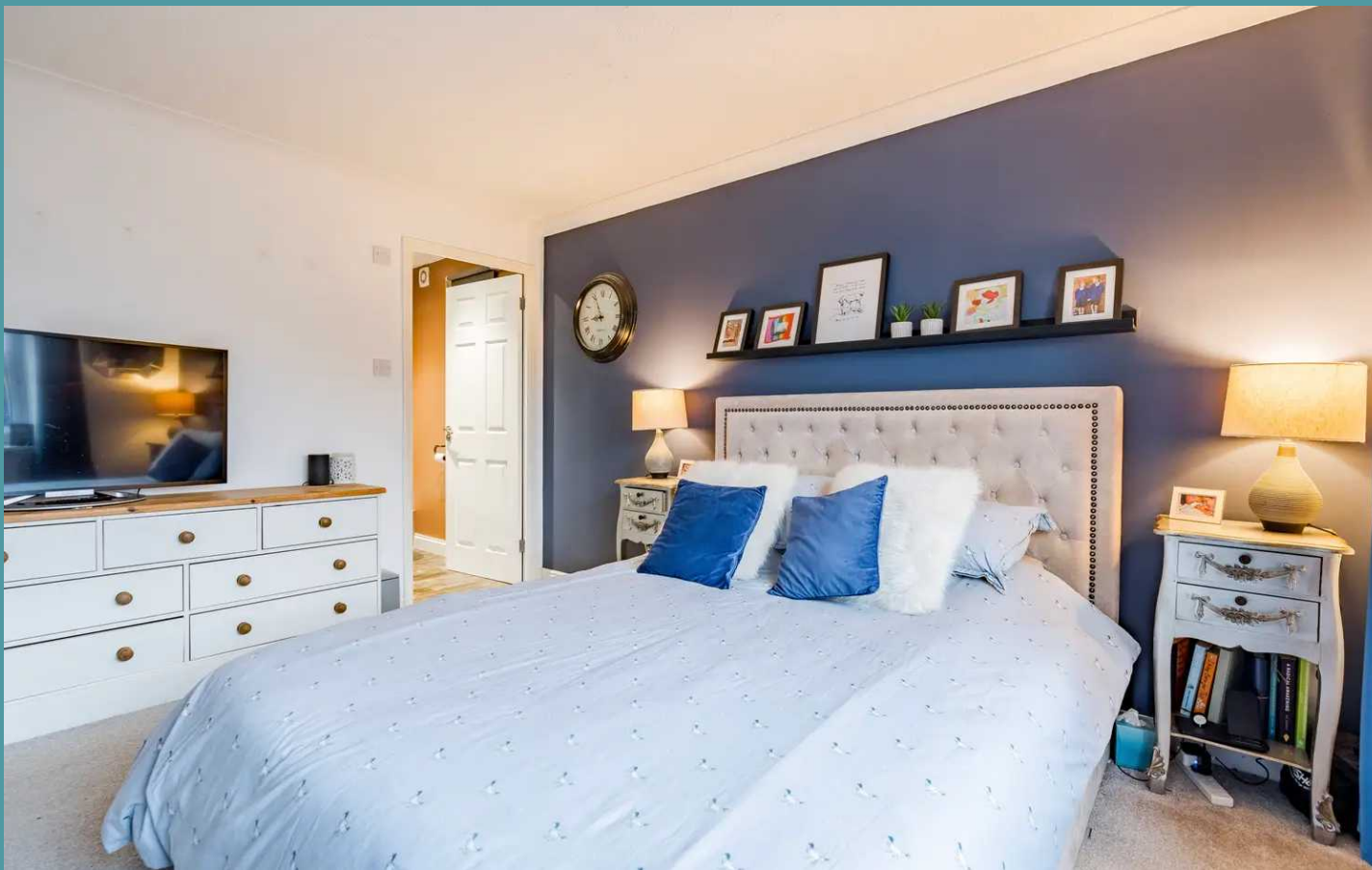
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THE PROPERTY

Step into contemporary living with this stylish four-bedroom property that effortlessly combines functionality with elegance. The entrance hallway provides a warm welcome, offering access to all ground floor rooms and featuring a convenient ground floor WC for added practicality. The heart of this home is the open-plan kitchen dining area, a perfect space for both entertaining and everyday living. The modern kitchen is designed for efficiency and aesthetics, offering ample storage space for your culinary needs. Imagine hosting gatherings with friends and family in this inviting and versatile area, with room for your dining table arrangement and a layout that facilitates both cooking and socialising. This property extends its appeal on the ground floor with an additional open space, offering flexibility for your lifestyle needs. Transform this versatile area into a dedicated study, creating a quiet and productive workspace for remote work or study sessions. Wrapping around the property, the open yet cosy living room beckons, providing an ideal setting for relaxation. This inviting space accommodates your preferred furnishings and boasts a lovely bay window, infusing the room with natural light and adding a touch of charm.



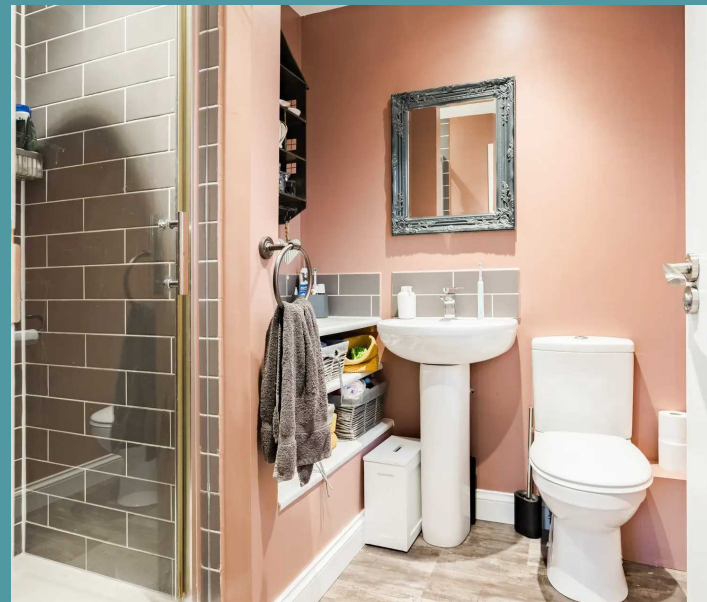


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As you ascend the staircase, the upper floor unfolds to reveal four great-sized bedrooms, each designed to adapt to your evolving needs. The master bedroom, a spacious retreat, offers the luxury of an ensuite shower room and convenient storage solutions, providing both comfort and functionality. The remaining three bedrooms provide the flexibility to cater to your lifestyle, whether accommodating a growing family or creating dedicated spaces for various purposes. Each room is generously sized, ensuring ample space for personalization and comfort. The upper floor is further complemented by a well-appointed family bathroom, adding convenience and completing the thoughtfully designed living spaces.

This property not only offers comfort indoors but extends its appeal to the outdoor spaces as well. To the front, you'll find off-street parking for several vehicles, providing practical convenience for residents and guests. Side access to the garden ensures easy transitions between the front and rear of the property. As you step into the rear garden, a private oasis awaits. A charming patio area sets the stage for outdoor gatherings or peaceful moments of relaxation. Beyond, an expanse of grass invites you to enjoy the open air, while a shed provides additional storage space for tools or recreational equipment.



- GREAT SIZE FOUR BEDROOM PROPERTY



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AGENTS NOTE

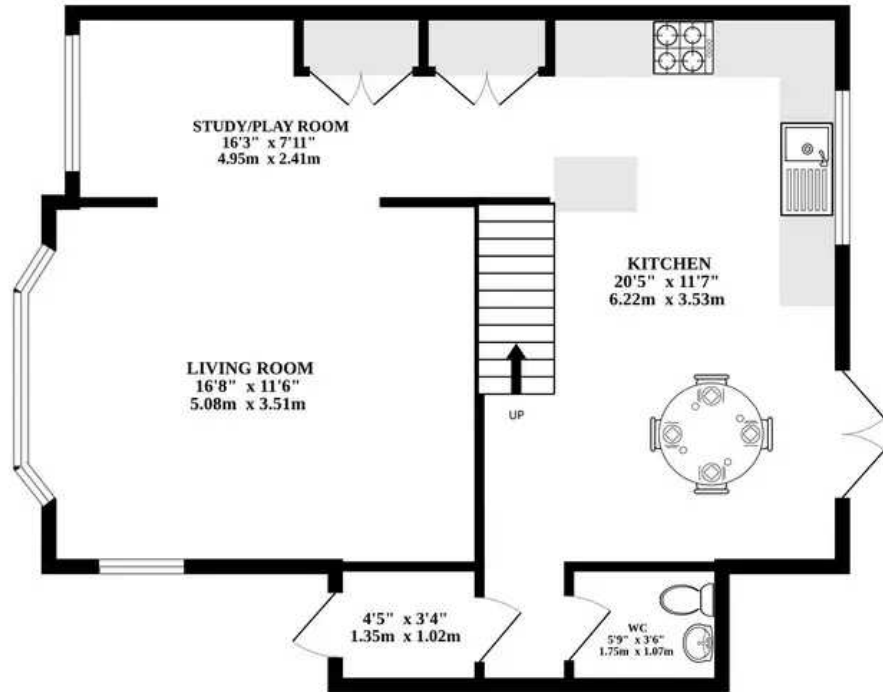
We understand this property will be sold freehold connected to all mains services.

Council Tax band - D

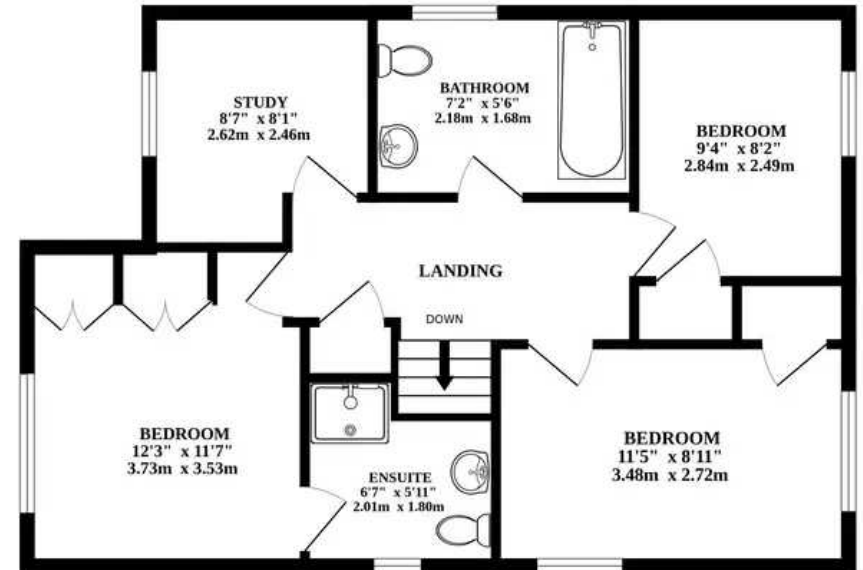
- GREAT SIZE FOUR BEDROOM PROPERTY
- OPEN PLAN KITCHEN/DINING AREA
- COSY LOUNGE WITH A BAY WINDOW
- GROUND FLOOR WC FOR CONVENIENCE
- MASTER ENSUITE AND FAMILY BATHROOM
- AMPLE OFF ROAD PARKING TO THE FRONT
- GREAT SIZED GARDEN
- PRIME LOCATION
- EASY ACCESS ONTO THE A47
- ACCESS TO AMENITIES



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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