



Woodcroft Broomhill Lane, Reepham

In Excess of £475,000

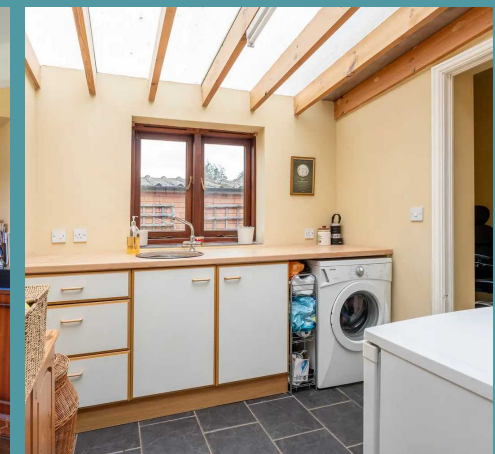
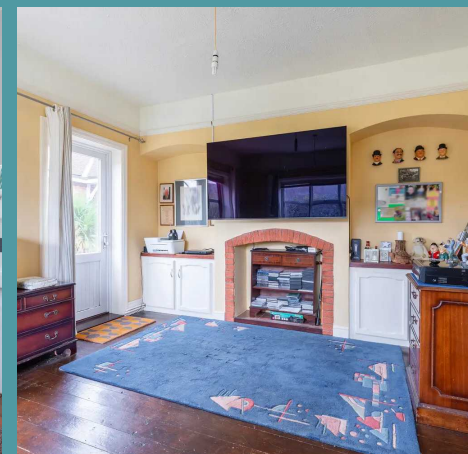
Woodcroft Broomhill Lane

Reepham, Norwich

This exceptional property offers ample living space, featuring a charming wooden-themed kitchen/diner and a cosy sitting room ideal for relaxation. With a dedicated dining area and well-appointed bedrooms and bathrooms on both levels, it provides comfort and convenience for residents and guests. The property also includes a self-sufficient annexe with two bedrooms, a sitting room, kitchen and conservatory, offering versatility and potential rental income. Additionally, the property boasts two driveways, two garages, and ample garden space, making it perfect for families and gardening enthusiasts alike.

LOCATION

Situated in the sought-after area of Reepham, on Broomhill Lane offering an ideal location for families with its proximity to excellent school catchment areas. Reepham itself is renowned for its desirable amenities, including local pubs, a surgery and a post office, providing residents with convenience and comfort. With reliable bus links connecting the area to neighbouring towns and cities, Woodcroft presents a well-rounded location that combines tranquility with accessibility for its residents.





Woodcroft Broomhill Lane

Reepham, Norwich

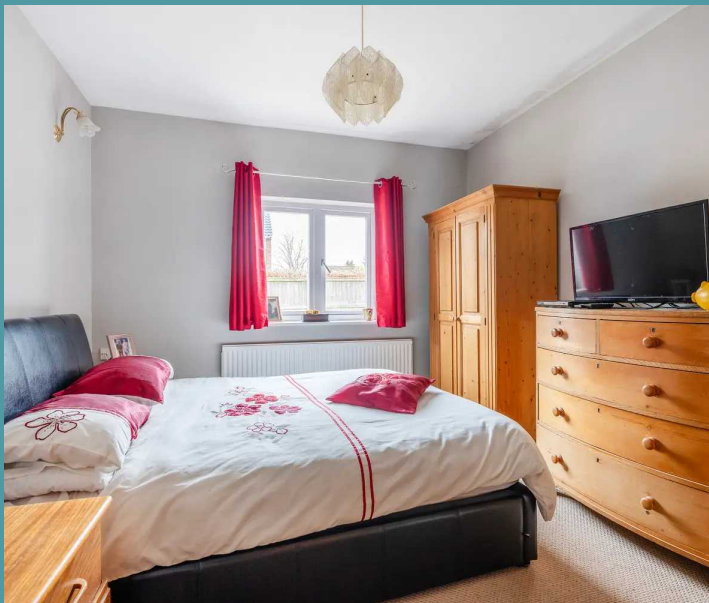
THE PROPERTY

Boasting ample living space, the property welcomes you with a wooden themed kitchen/diner, offering a charming ambience for those who love to cook. The sitting room provides an inviting space to relax and unwind, while a dedicated dining area ensures convenience and comfort for hosting family and friends. Conveniently situated on the ground floor of the main chalet, a well-appointed bedroom and bathroom provide ease of access for those who prefer single-level living. The upper floor reveals two additional bedrooms, providing ample living space for family members or guests.

Seamlessly connected to the main residence, the annexe expands the possibilities of this exceptional property. Consisting of two bedrooms, a sitting room, kitchen, and conservatory, the annexe offers a separate and self-sufficient living space for extended family members or as a potential source of rental income.

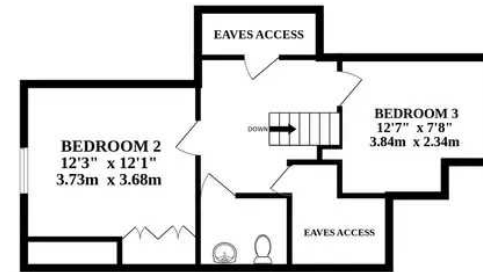
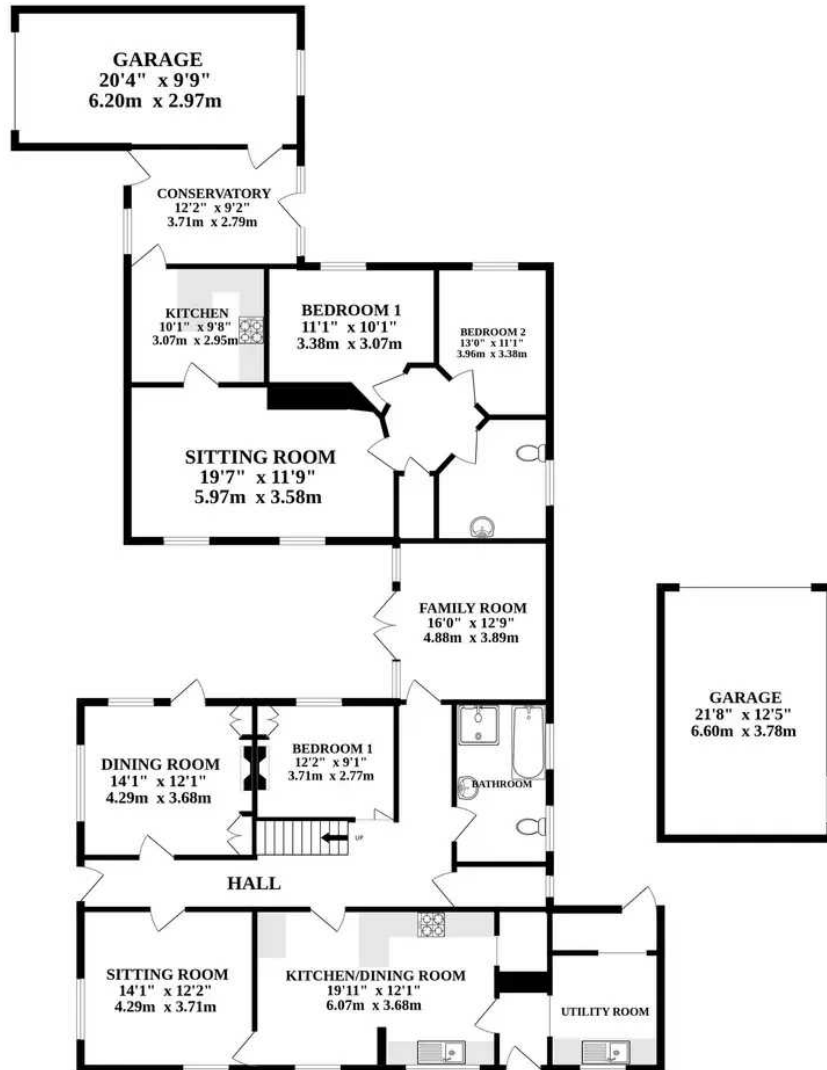
The property benefits from two driveways and two garages, ensuring ample parking space for residents and visitors alike. Ample garden space fills the plot ideal for those with green thumbs, with the opportunity to cultivate your own vegetable patch and allows those with children and furry friends to enjoy the garden space.

AGENTS NOTE



GROUND FLOOR AND ANNEX

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.
Made with Metropix ©2024

Woodcroft Broomhill Lane

Reepham, Norwich

AGENTS NOTE

Additional features of note include oil central heating, ensuring comfort and warmth throughout the colder months, as well as access to main services.

Main Chalet is council tax band - C

- LOVELY THREE BEDROOM CHALET AND ATTACHED TWO BEDROOM ANNEXE
- PERFECT FOR MULTI-GENERATIONAL LIVING
- OFFERING A WOODEN THEMED KITCHEN/DINER, SITTING ROOM AND DEDICATED DINING SPACE
- BEDROOM AND BATHROOM ON THE GROUND FLOOR WITH REMAINING TWO ON THE UPPER FLOOR
- THE ANNEXE INCLUDES TWO BEDROOMS, SITTING ROOM, KITCHEN AND CONSERVATORY
- TWO DRIVEWAY AND TWO GARAGES
- GREAT CATCHMENT LOCATION FOR SCHOOLING OPTIONS
- READY FOR YOUR OWN PERSONAL TOUCH
- OIL CENTRAL HEATING ALONGSIDE MAIN SERVICES

