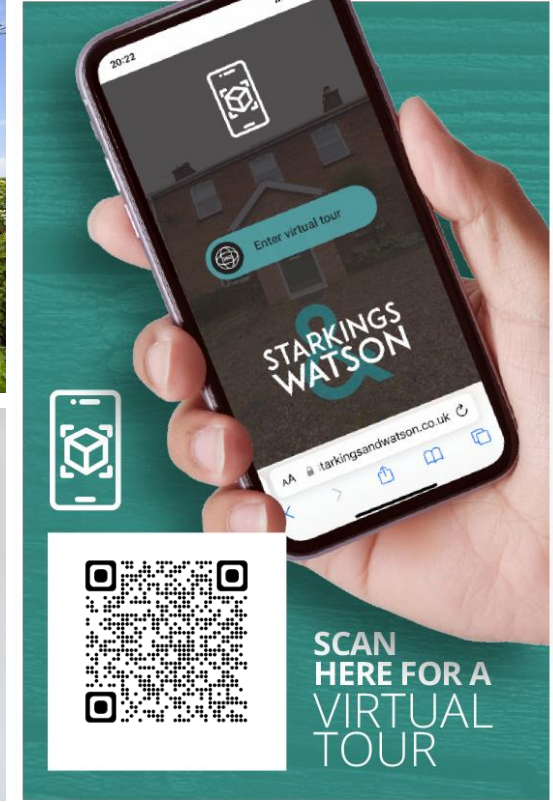


THE CRESCENT Thurton, Norwich NR14 6AS

Freehold | Energy Efficiency Rating : D

To arrange an accompanied viewing please pop in or call us on 01508 356456

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STARKINGS & WATSON

- Detached Chalet Bungalow
- Approx. 0.19 Acre Plot (stms)
- Flexible Layout & Accommodation
- Over 1100 Sq. ft (stms)
- 21' L-Shaped Sitting/Dining Room
- Conservatory
- Three Bedrooms
- Garage & Parking

IN SUMMARY

TUCKED AWAY in a NON-ESTATE SETTING and fronting the A146 for EASE of ACCESS to NORWICH and LOWESTOFT, this detached chalet occupies a GENEROUS 0.19 ACRE PLOT (stms), with ample parking, PRIVATE GARDENS and HUGE POTENTIAL all round. With over 1100 Sq. ft (stms), the GROUND FLOOR is HUGELY FLEXIBLE, currently centred on the LARGE 21' L-SHAPED SITTING/DINING ROOM. With VIEWS to front and AMPLE SPACE for family living, the inner hall leads to the 14' kitchen/breakfast room, W.C, bedroom/study which could also be a family room or snug, and the FAMILY ROOM which is OPEN PLAN to the CONSERVATORY - flooded with NATURAL LIGHT and again flexible in its use. Upstairs, TWO DOUBLE BEDROOMS lead off the landing with a separate SHOWER ROOM. Outside, AMPLE PARKING and GARAGE access can be found, with the GARDENS well planted and stocked.

SETTING THE SCENE

The Crescent runs adjacent to the A146, providing a tucked away and private setting. The shingle

driveway offers ample parking and garage access, with an adjacent lawned garden, various planting and gated access to the garden. The original hall entrance can be found to the left of the property, whilst a gate leads to the rear garden where access can also lead in from the kitchen.

THE GRAND TOUR

Heading inside, you enter the kitchen/breakfast room, a family friendly space with room for a table and ample built-in storage cupboards. With work surfaces to two sides, room is provided for general white goods, whilst the gas hob and oven are integrated. The gas fired central heating boiler is concealed behind a cupboard, with doors to the inner hall and sitting/dining room. With views to front, the sitting/dining room is a great size, with an inset feature fireplace, windows to front and side, and sliding doors onto the front patio. The inner hall is complete with wood effect flooring, with built-in storage and stairs to the first floor landing, whilst sliding patio doors lead out. To the rear of the property, the accommodation is hugely flexible, including an ideal snug/family room with an open plan conservatory - complete with wood effect flooring, windows to side, and French doors to the patio. A W.C sits adjacent, with a bedroom/family room which is a double in size and offers a variety of uses. Upstairs, two double bedrooms are carpeted, with windows to front and rear. Eaves storage are built-in, with a shower room sitting in the middle, complete with tiled splash backs and a window to side.



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THE GREAT OUTDOORS

The rear garden is laid to lawn and fully enclosed with a variety of fencing and mature hedging. A variety of colourful and planted borders run to both sides, with a timber built summer house and greenhouse tucked away. A patio leads from the conservatory and to the side, where you can enjoy a bright and sunny aspect. Access leads to the garage, with an up and over door to front, power and lighting.

OUT & ABOUT

Situated under half a mile from the A146 and on the edge of the rural village of Thurton, the property is extremely convenient for access to Norwich, some 15-20 minutes away, but with the benefits of multiple countryside walks, and the typical village amenities including a Public House, Primary School and Village Hall. The amenities are shared with the neighbouring villages which all connect, whilst Loddon which is approximately a 5-10 minute drive away has a far wider range of amenities including Doctors, Shops and High Schools. An excellent bus service is available to Norwich, Loddon and Beccles.

FIND US

Postcode : NR14 6AS

What3Words : ///heartless.stapled.sprays

VIRTUAL TOUR

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

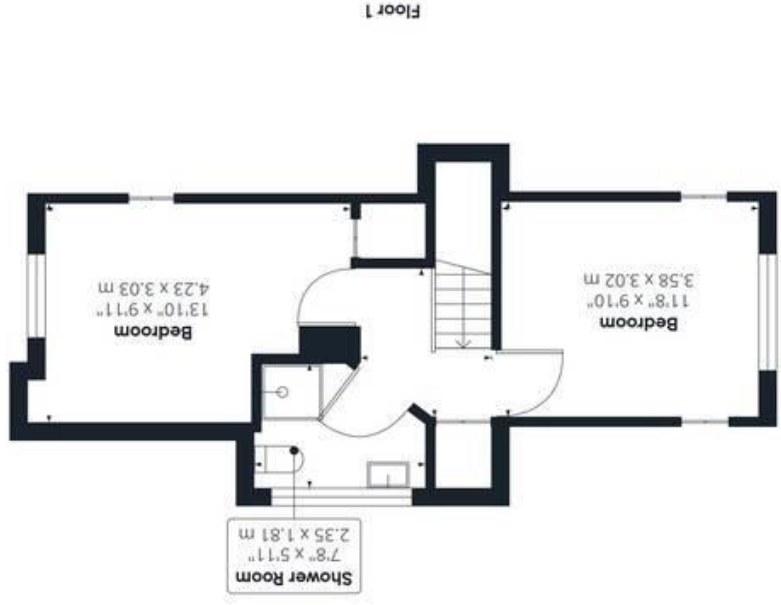
Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers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

Price:



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Approximate total area¹
1105.84 ft²
102.74 m²

Reduced bedroom
13.08 ft²
1.21 m²

(1) Excluding balconies and terraces

Reduced bedroom
(below 1.5m/4.92ft)

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.