



Bishops Close, Norwich - NR7 0DY

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## Bishops Close

Norwich, Norwich

Tucked away at the end of this SOUGHT AFTER CUL-DE-SAC in the heart of THORPE ST ANDREW you will find this WELL KEPT DETACHED HOME extending to approximately 1350 SQFT (stms) including the DOUBLE GARAGE ADJACENT. The house has been a loved family home for a number of years by the current vendors and is presented in good order and comprises; TWO DOUBLE BEDROOMS with TWO DRESSING ROOMS (formerly FOUR BEDROOMS) as well as an EN-SUITE shower room and family bathroom on the first floor. On the ground floor there is a hallway entrance with W/C, main sitting room with bay window to the front, dining room with access onto the garden and separate KITCHEN/DINING ROOM. Externally there are PRIVATE and WELL KEPT GARDENS to the rear as well as front gardens, a LARGE DRIVEWAY with PLENTY of PARKING and a DOUBLE GARAGE.

Council Tax band: E

Tenure: Freehold

- Sought After Cul-De-Sac Location
- Quiet Position Within Thorpe St Andrew
- Two Receptions & Extended Kitchen/Diner
- Flexible Bedroom Layout, Formerly 4 Bedrooms
- Two Bathrooms and W/C
- Well Kept & Private Gardens With Views
- Large Driveway & Double Garage



The sought after Norwich suburb of Thorpe St Andrew offers a wide range of amenities nearby including local shops, public houses, doctors surgeries, supermarkets and schools. Thorpe St Andrew is only a short walk, car journey or bus ride into the City Centre and offers great access to the A47/A11 routes, and the new Postwick Hub.

#### SETTING THE SCENE

Approached from the end of the quiet cul-de-sac you will find a large frontage with lawns and well kept borders. There is a generous driveway to the front also with space for multiple vehicles leading to the double garage. The garage offers two up and over doors, power and light as well as storage above. The main entrance door can be found to the side of the house.

#### THE GRAND TOUR

Entering via the main entrance door to the side there is a welcoming hallway with stairs to the first floor landing as well as the w/c to the front. There is also an understairs cupboard and access to the sitting room and kitchen/dining room beyond. The sitting room located to the front offers a large feature bay window to the front as well as brick built fireplace housing a gas fire. The sitting room leads through to the dining room to the rear with sliding doors onto the garden. The kitchen/dining room is a generous room to the rear of the house with access onto the garden. You will find a range of storage with rolled edge worktops over as well as integrated double oven and grill with electric hob. There is also space for various other white goods as well as the dining table.





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Heading up to the first floor landing you will find loft hatch access as well as built in storage cupboard. The layout currently on the first floor has been adapted to suit the vendors needs. The house was originally a four bedroom but has been converted to a two bedroom with dressing rooms to both bedrooms. Both dressing rooms have doors still leading from the landing so should a purchaser wish to use the house as a four bedroom again the stud walls just need installing. You will also find an en-suite shower room off the main bedroom to the front as well as a family bathroom with bath off the landing.

FIND US

Postcode : NR7 0DY

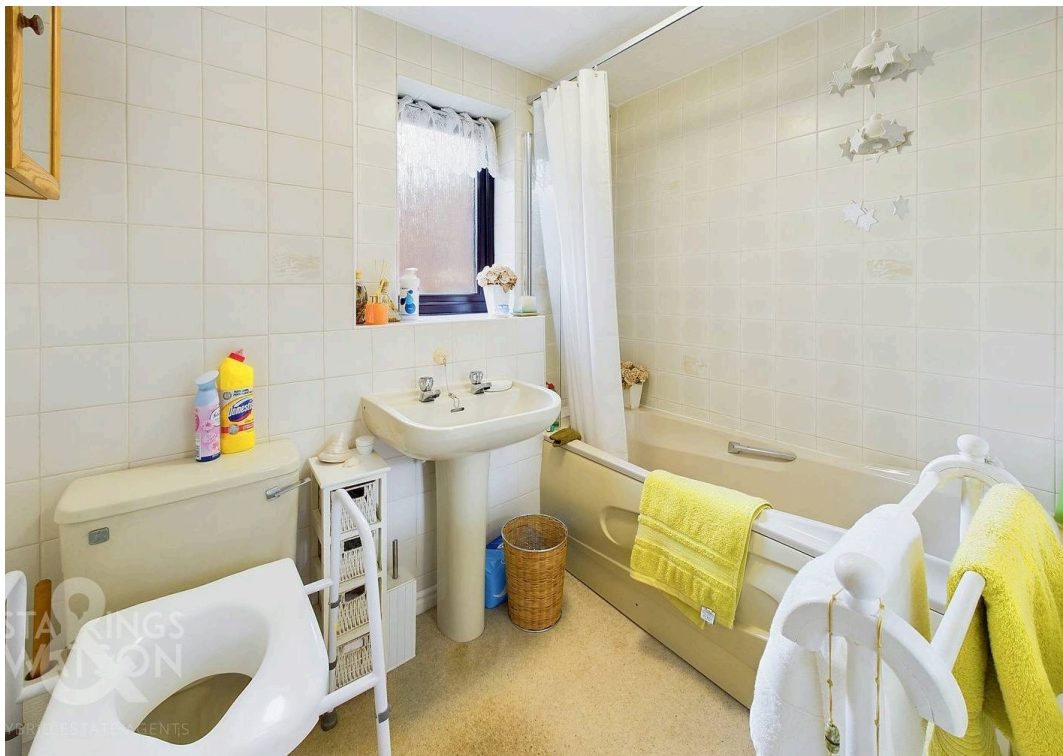
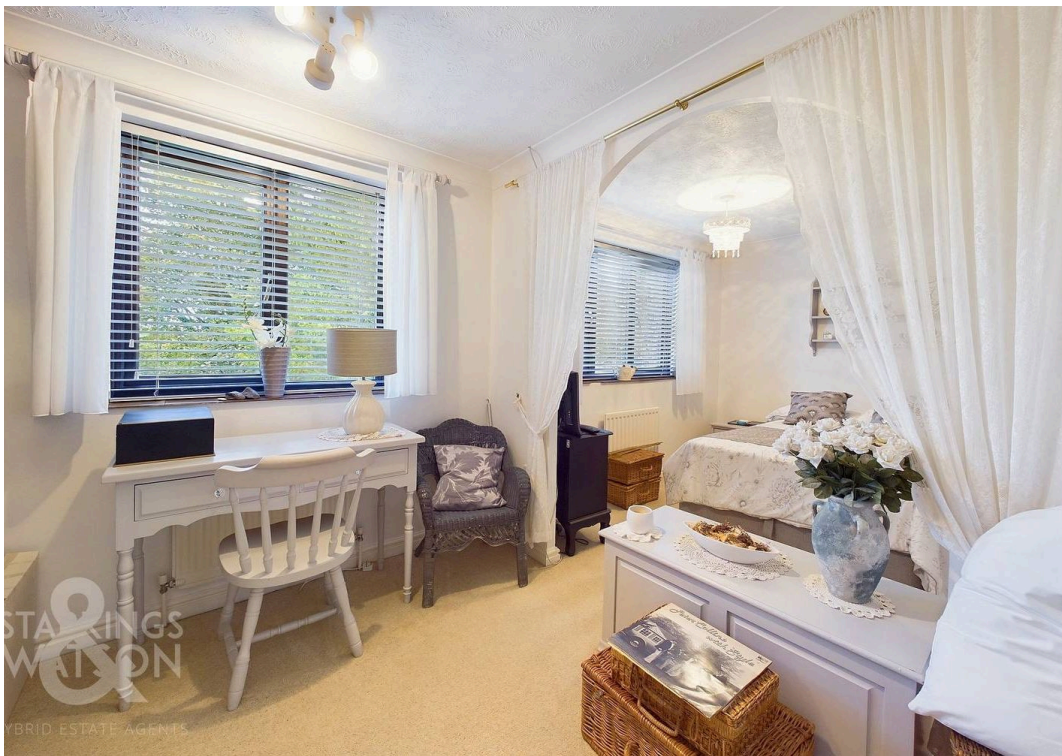
What3Words : ///kick.lakes.nation

VIRTUAL TOUR

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

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## THE GREAT OUTDOORS

The rear gardens are well kept and private with a sunny aspect. Leading from the doors to the rear you will find a large paved terrace offering plenty of space for seating as well as brick built BBQ. The terrace provides access to the garage from the rear. There are steps from the terrace to the lawn area which is flanked by planting borders as well as mature trees. The garden is enclosed with timber fencing on all sides.



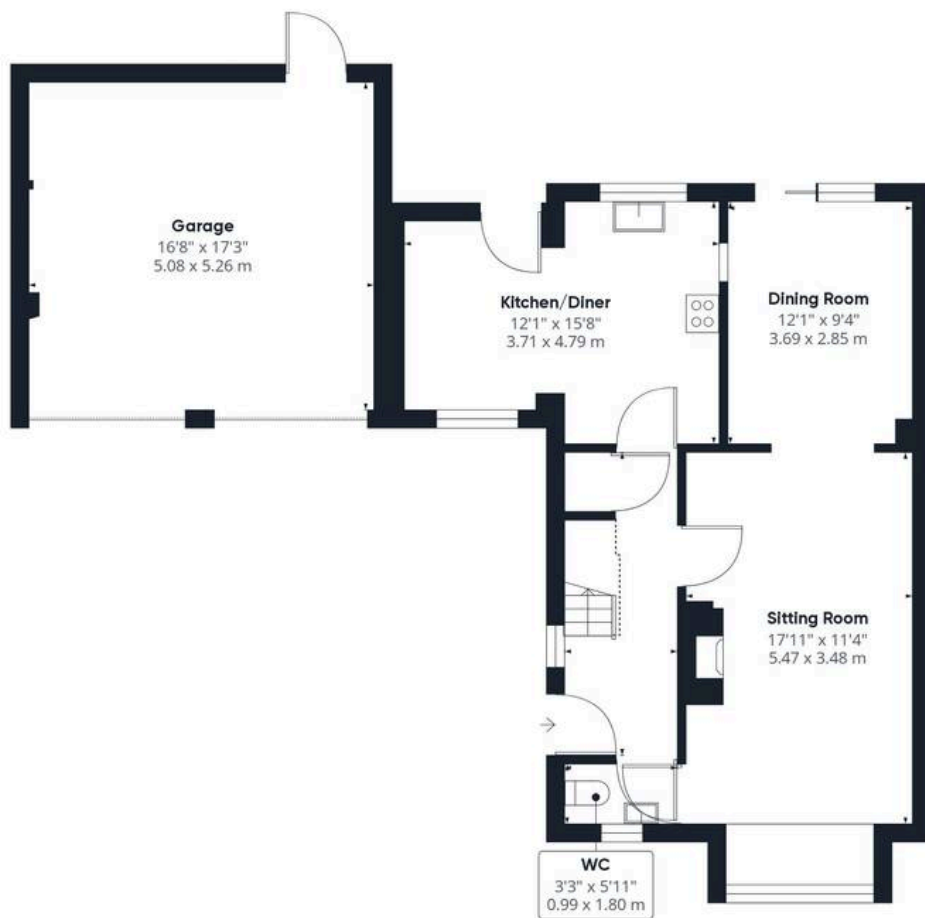
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Enter virtual tour

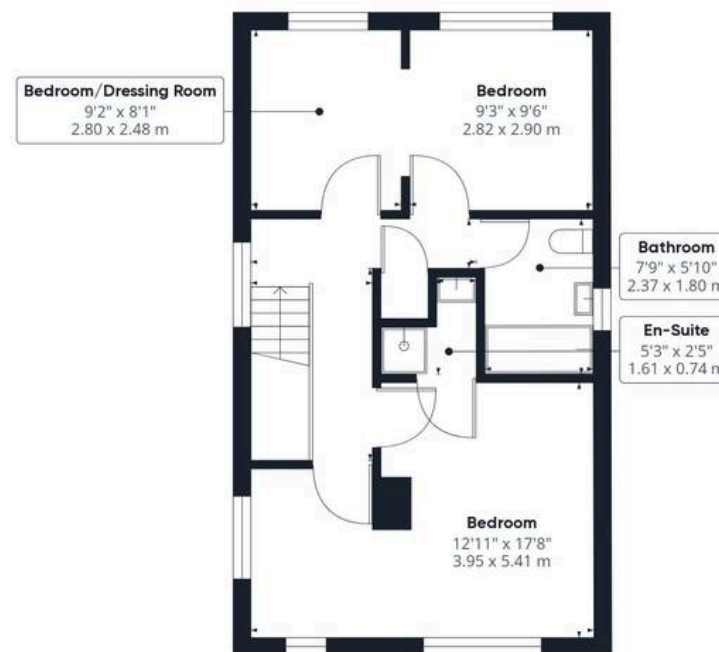
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SCAN HERE FOR A VIRTUAL TOUR



Ground Floor



Floor 1

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

1367.02 ft<sup>2</sup>  
127 m<sup>2</sup>

**Reduced headroom**

16.06 ft<sup>2</sup>  
1.49 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3C standard.

**GIRAFFE 360**



## Starkings & Watson Hybrid Estate Agents

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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.