



Three Corner Drive, Norwich - NR6 7HB



Three Corner Drive

Norwich

Situated at the end of a quiet CUL-DE-SAC, this SEMI-DETACHED BUNGALOW offers a tranquil retreat from the bustle of every-day life.

Boasting a DUAL ASPECT GARDEN ROOM that provides PANORAMIC VIEWS of the picturesque landscaped garden. The FULLY FITTED KITCHEN comes complete with a range of INTEGRATED APPLIANCES and BREAKFAST BAR seating, while the inviting 15' SITTING ROOM features FRENCH DOORS that open onto the private garden. Two generous DOUBLE BEDROOMS open from the inner hallway, offering ample accommodation, serviced by a modern three-piece SHOWER ROOM. Externally, the property benefits from DRIVEWAY PARKING for multiple vehicles and an EXTENDED tandem GARAGE. The PRIVATE and ENCLOSED GARDEN can be found to the rear, meticulously maintained with colourful planting and enjoying a delightful TREE-LINED ASPECT.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C



- Semi-Detached Bungalow
- End of Cul-De-Sac Setting
- 15' Sitting Room with French Doors
- Dual Aspect Garden Room with Panoramic Garden Views
- Fully Fitted Kitchen with Integrated Appliances
- Two Double Bedrooms
- Driveway Parking & Extended Garage
- Private & Enclosed Garden with a Tree-Lined Aspect

Old Catton is a popular north suburb of Norwich. Benefiting from a range of local amenities including shops and schooling. There is regular bus service into the city of Norwich with a Park and Ride facility at Norwich International Airport which is close by as well as the Broadland Northway.

SETTING THE SCENE

The property can be found set back from the road, with a generous shingle frontage allowing parking for multiple vehicles and onto a further flagstone driveway leading to the garage, where the main entrance can be found up a shallow step to the left.



THE GRAND TOUR

Stepping inside, you are welcomed to the light and bright sunroom, with spotlights and a roof mounted skylight flooding the space with natural light. The space enjoys a dual aspect with uPVC windows and French doors opening to the garden. Herringbone wood flooring runs underfoot and leads through to the fully fitted kitchen, centred around a breakfast bar and offering a range of wall and base storage cupboards with ample worktop space for food preparation. The kitchen benefits from integrated appliances including a double oven, grill, four burner gas hob and extractor. Under counter space can also be found for white goods including a dishwasher and washing machine. Moving to the inner hallway, the 15' sitting room can be found to the right, this well proportioned space allowing for a range of soft furnishing layouts. With carpeted flooring underfoot and French doors opening to the garden.

Adjacent doors open to two double bedrooms, both enjoying a front facing aspect with plenty of room for a large bed and storage furniture with carpeted flooring underfoot and radiators. Completing the accommodation, the three piece shower room offers a glass enclosed shower cubicle with a primarily tiled splashback surrounding and vanity storage below the sink and wall mounted.

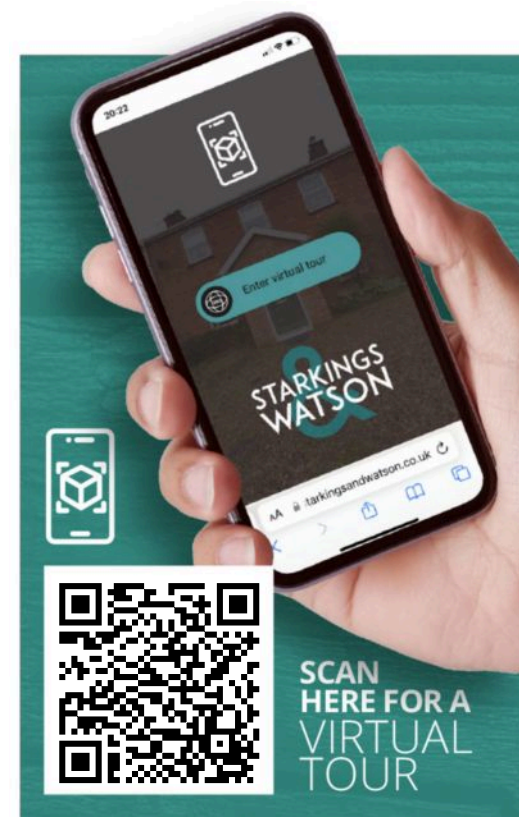
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VIRTUAL TOUR

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



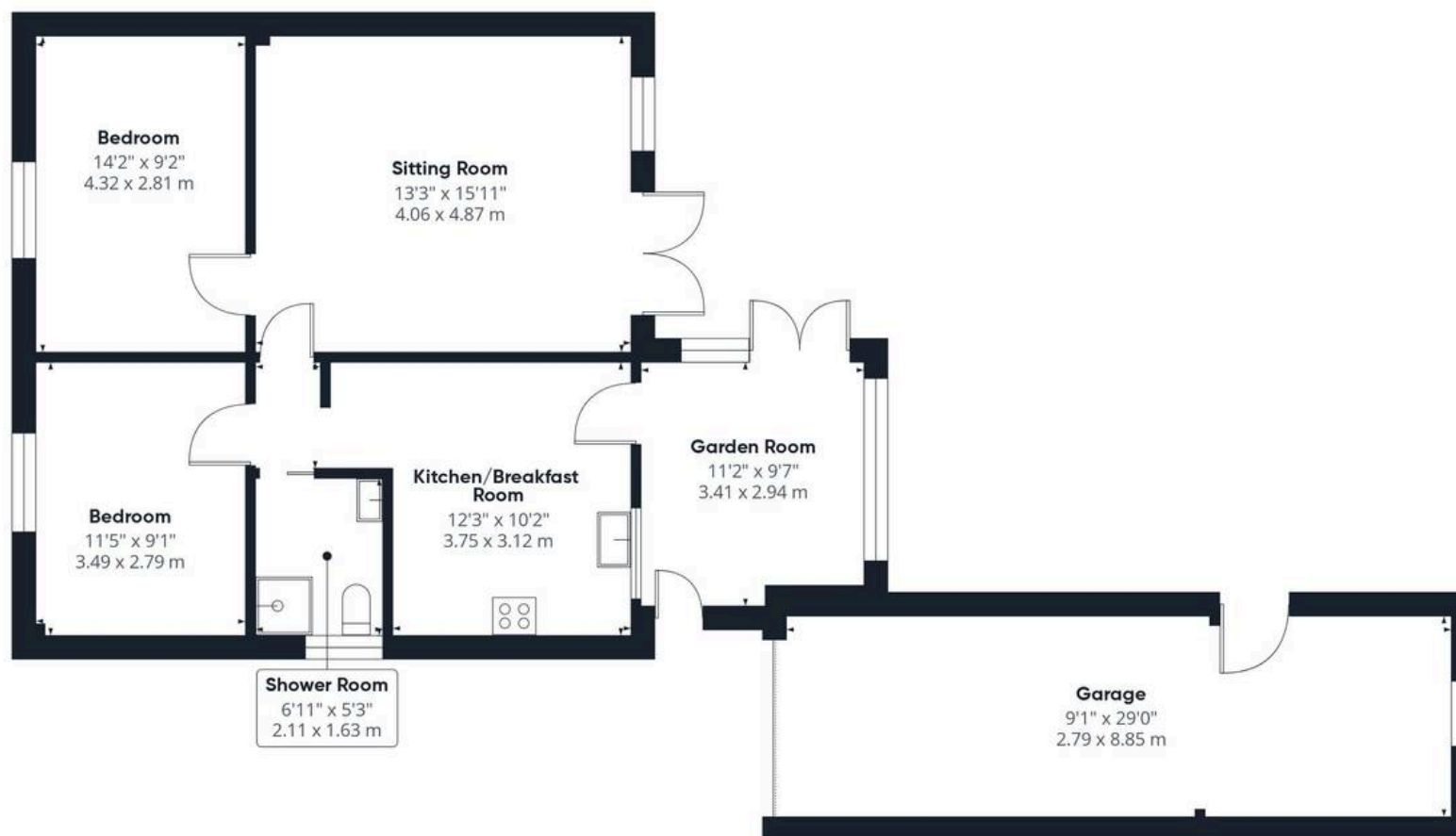




THE GREAT OUTDOORS

Stepping outside, the private garden offers a tree-lined aspect, fully enclosed with high-level brick wall and timber panel fencing. Initially opening to a flagstone patio, a perfect suntrap for outdoor furniture to enjoy the summer months. The remainder of the garden is primarily laid to lawn with a bisecting pathway through. Running along the borders, a colourful array of perennials and plantings feature and useful pedestrian access opens to the garage.





Approximate total area⁽¹⁾

1020 ft²

94.8 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Starkings & Watson Hybrid Estate Agents

196 Norwich Road, Costessey - NR5 0EX

01603 336446 • costessey@starkingsandwatson.co.uk • starkingsandwatson.co.uk/

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