



Richmond Road, Norwich - NR5 0PW



Richmond Road

Norwich

Having undergone RECENT MODERNISATION inside, this SEMI-DETACHED HOUSE offers an IMMACULATE and CONTEMPORARY decor, positioned on a GENEROUS PLOT allowing DRIVEWAY PARKING for multiple vehicles and including a spacious PRIVATE and ENCLOSED GARDEN. Heading inside, the convenient PORCH ENTRANCE offers plenty of space for coats and shoes, opening to the 19' SITTING and DINING ROOM, the perfect space to relax and unwind. Adjacent, the KITCHEN has been recently refitted, boasting INTEGRATING COOKING APPLIANCES and opening to the garden. Stairs rise to the first floor, where doors give way to TWO DOUBLE BEDROOMS, both filled with NATURAL LIGHT. The MAIN BEDROOM additionally includes generous INTEGRATED WARDROBE's. Centrally from the landing, a modern three piece FAMILY SHOWER ROOM includes a double open shower and heated towel rail. Outside, the rear GARDEN is laid to lawn with a useful STORAGE/ UTILITY ROOM tucked away to the side, with mains water and drainage.



Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

- Semi-Detached House
- Recently Modernised Interior
- 19' Sitting & Dining Room
- Fitted Kitchen With Integrated Cooking Appliances
- Two Double Bedrooms
- Outside Storage/ Utility Room
- Driveway Parking To Front
- Private & Enclosed Rear Garden

Nearby you will find a variety of local amenities including shops, hardware store, post office etc. Local schooling is located close by up to Secondary level, whilst a wealth of public transport leads to Norwich and the nearby Retail Parks. To the rear of the property, access leads to the local play area and Marriott' Way for walks and cycling. A variety of bus routes lead to Norwich City Centre, with Longwater Retail Park located only a short drive with a park and ride bus service into Norwich.



SETTING THE SCENE

The property can be found set back from the road, opening to a generous shingled driveway with a flagstone patio leading up to the main entrance at the front.

THE GRAND TOUR

Stepping inside, the enclosed porch entrance offers a perfect place for storing outdoor wear including coats and shoes, with a further door opening to the 19' sitting and dining room. Carpeted flooring runs underfoot while stairs rise to the first floor. The room allows for a range of soft furnishing layouts and is flooded with natural light, further benefitting from integrated storage beneath the stairs. To the end of the room, a door opens to the recently refitted kitchen. The kitchen itself offers a range of wall and base storage cupboards with a tiled surround and integrated cooking appliances including an oven and inset electric hob. Further under counter space is available for a dishwasher, whilst a further door opens to the garden.

Ascending the stairs to the carpeted first floor landing, a loft hatch overhead reveals a convenient drop down ladder for access, whilst doors give way to two double bedrooms. The main bedroom sits at the front of the property and is flooded with natural light with integrated storage space to the corner of the room above the stairs, ample room is available for a large double bed and storage furniture. Across the landing, the second double room is currently used as a study space/ dressing room, enjoying views overlooking the garden with carpeted flooring, radiators and uPVC double glazed windows. Completing the accommodation, the family shower room can be found centrally from the landing and includes a double open walk in shower with a glass splashback and fully tiled walls for ease of maintenance, finished with a wall mounted heated towel rail.

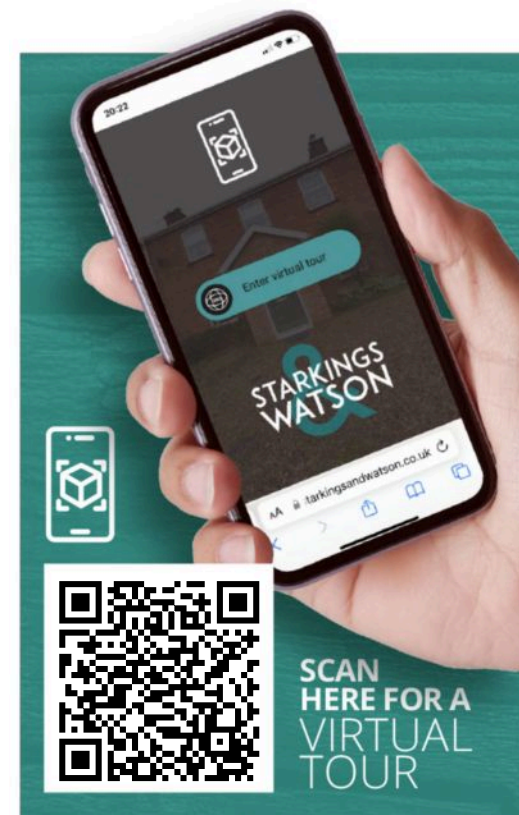
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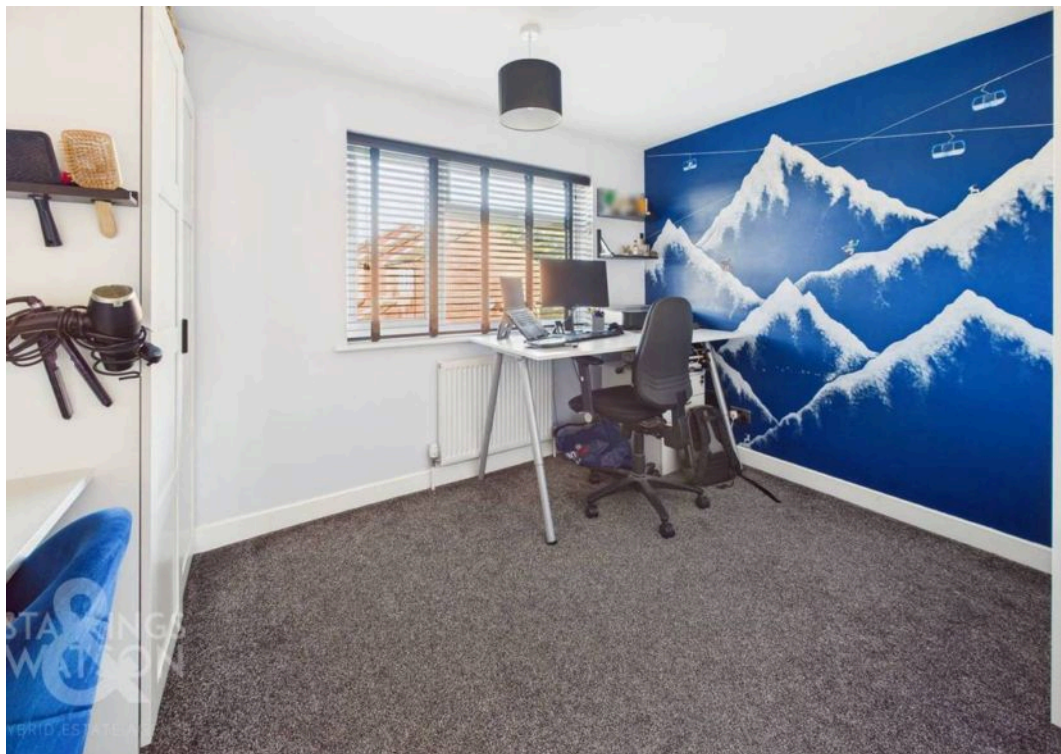
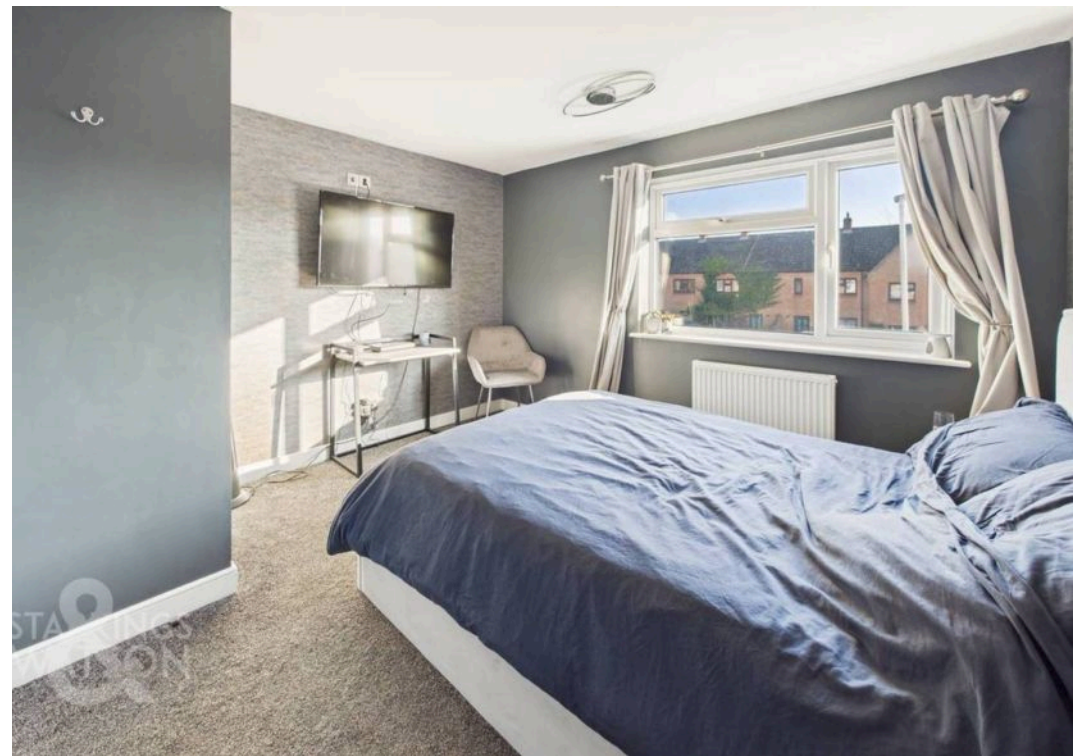
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What3Words : [///wishes.tools](https://www.what3words.com/#!/en/overwishes/tools).over

VIRTUAL TOUR

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







THE GREAT OUTDOORS

Stepping outside, the rear garden is private and fully enclosed with timber panel fencing, initially opening to a patio walkway leading round to the side of the property where a wooden latch and brace gate opens to the driveway. The garden is predominantly laid to a well maintained lawn with enclosed borders housing a range of shrubs, trees and plantings. To the side of the property, the outside storage/ utility/ workshop includes mains water and drainage, perfect for a washing machine and tumble dryer.





Approximate total area⁽¹⁾

711 ft²
66.1 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



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