



Neville Road, Sutton, Norwich, NR12 9RR

welcome to

Neville Road, Sutton, Norwich

Perfect first time buyer and family home. This well-presented semi-detached 3 bedroom house in Stalham, close to schools and local shops and services. Set back from the road on a corner plot, this property will provide a quiet and secure family home.



Description

This 3 bedroom semi-detached family home is situated on a corner plot, set back from the road. The property has been kept up-to-date, and every room feels spacious, light and modern. The owners have recently added solar panels and updated heating systems to ensure that the property is warm & cosy and eco-friendly. 3 good sized bedrooms fill the upper floor, while the lower level consists of a modern kitchen, large family lounge & conservatory - which leads out into the secure corner plot garden, perfect for children and pets. Close to all local amenities and schools, the location is ideal for those looking to move to Stalham.

Hallway

With laminate flooring, fuse box and stair case leading to upper floor. Doors leading to:

Kitchen / Dining Room

A modern and bright space with wood effect laminate flooring and two uPVC double glazed windows to the rear aspect. A range of base and wall units with composite sink and drainer, tile splashback and built-in extractor hood with space for oven and hob below, space and plumbing for washing machine, dishwasher and space for fridge/freezer. Radiator, space for dining area and pantry cupboard as well as an understairs cupboard for storage.

Lounge

Wood effect laminate flooring, wood burner with slate tile hearth, radiator and uPVC sliding door to the rear aspect leading out to:

Conservatory

With wood effect laminate flooring and full length uPVC double glazing surrounding & uPVC sliding door leads to the garden at the rear.

First Floor Landing

Carpeted flooring, radiator, loft hatch access and airing cupboard with emersion tank. Doors leading to Bedrooms & Bathroom.

Bedroom One

Carpeted flooring, radiator and two uPVC double glazed windows to the front aspect.

Bedroom Two

Carpeted flooring, radiator and uPVC double glazed window to rear aspect.

Bedroom Three

Carpeted flooring, radiator and uPVC double glazed window to rear aspect.

Bathroom

With laminate flooring, mostly tiled walls, towel radiator & uPVC frosted double glazed window to the side aspect. Suite comprising WC and ceramic style wash basin built into vanity unit with storage cupboards, bath with electric shower over as well as a separate shower head which is connected to the bath taps.

Exterior

To the front of the property is a lawned front garden enclosed with a picket style fence. A concrete slab pathway leads around to the side porch for access. There is a timber built shed which is accessed via the rear garden. Solar panels to the properties roof can be located at the front also.

The rear garden is fully enclosed with fence panels and is mainly laid to lawn. There is a small patio section for sitting out. To the sides of the garden are bordered flower beds full of a variety of shrubs and plants. There is also a selection of mature fruit trees. Access to the timber shed and log store. outside air source boiler located to the side of the conservatory.

There is allocated parking for this property as well as an en-bloc garage.

Garage

Single garage en-bloc with manual up and over door to access.



Total floor area 93.7 m² (1,009 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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welcome to

Neville Road, Sutton, Norwich

- 3 Bedroom Semi-Detached Family Home
- Garage En-Bloc
- Wood Burner
- Fully Enclosed Rear Garden
- Easy Access to Local Schools & Amenities
- Close to Broads & Beaches
- Air Source Heat Pump
- Solar Panels

Tenure: Freehold EPC Rating: B
Council Tax Band: B

offers in excess of

£250,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NWS108607 - 0002

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william h brown



01692 581034



stalham@williamhbrown.co.uk



52 High Street, Stalham, NORWICH, Norfolk,
NR12 9AS



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)