



Eagle Close, Erpingham, Norwich, NR11 7AW

welcome to

Eagle Close, Erpingham, Norwich

>> No Onward Chain <<

A spacious detached 4 bedroom home in a quiet Erpingham cul-de-sac, featuring Lounge, Conservatory, En-suite, double Garage, Workshop, ample off-road parking, and much more!



Description

Don't miss this deceptively spacious detached house set at the end of a cul-de-sac location, in the popular village of Erpingham.

This property is offered with No Onward Chain and enjoys internal accommodation to include Lounge with open fire, Dining Room, fitted Kitchen with separate Utility Room, Conservatory and Cloakroom to the ground floor, whilst upstairs offers 4 double Bedrooms - main with En-suite and a Shower Room. This property also has the added benefit of solar panels.

Outside provides ample off-road driveway parking, double Garage with Workshop and well-kept gardens to the front & rear.

Erpingham is a small, picturesque village located in North Norfolk, England. Nestled within the scenic countryside near the market town of Aylsham, it is known for its rural charm, historic buildings, and peaceful surroundings. The village is home to the 14th-century Church of St Mary, associated with Sir Thomas Erpingham, a notable figure in English history. Erpingham offers a quiet, community-focused atmosphere and serves as a lovely base for exploring the North Norfolk coast and the Norfolk Broads.

Entrance Hall

Stairs to first floor & radiator.

Cloakroom

Suite comprising low level WC & wash basin, fully tiled with radiator & double glazed window.

Lounge

Open fire with decorative surround, TV point, 2 radiators, front aspect double glazed window and sliding door into Conservatory.

Conservatory

2 radiators, brick base with double glazed windows and double doors to outside.

Dining Room

Radiator, front aspect double glazed window and door to Kitchen.

Kitchen

Fitted with a range of wall & base units, work surface over with tiled splashback and stainless steel sink & drainer unit with water softener, 2 electric ovens with electric hob and extractor over. Double glazed window and opens to Utility Room.

Utility Room

Range of wall & base units, work surface over with stainless steel sink & drainer unit and plumbing for both washing machine & dishwasher.

First Floor Landing

Airing cupboard, loft access and radiator. Doors to Bedrooms & Shower Room.

Bedroom One

Fitted with a range of bedroom furniture to include wardrobes, bridge over bed and bedside drawers, TV point, radiator & rear aspect double glazed window.

En-Suite

Suite comprising low level WC, wash basin and shower cubicle. Tiled walls, heated towel rail & double glazed window.

Bedroom Two

BT & TV points, radiator & front aspect double glazed window,

Bedroom Three

Fitted shelving, radiator & rear aspect double glazed window.

Bedroom Four

TV point, radiator & front aspect double glazed window,

Shower Room

Suite comprising low level WC, wash basin vanity unit and walk-in shower. Heated towel rail and spotlights.

Outside

To the front of the property is a double width brick weave driveway leading to a double Garage with electric roller doors, and measures 18'8" x 18'5" and has a door through to a Workshop which measures 14'6" x 8'3" with double glazed window, oil central heating boiler and a Cloakroom with low level WC, wash basin and double glazed window.

The rear garden is enclosed with a patio area and mainly laid to lawn.



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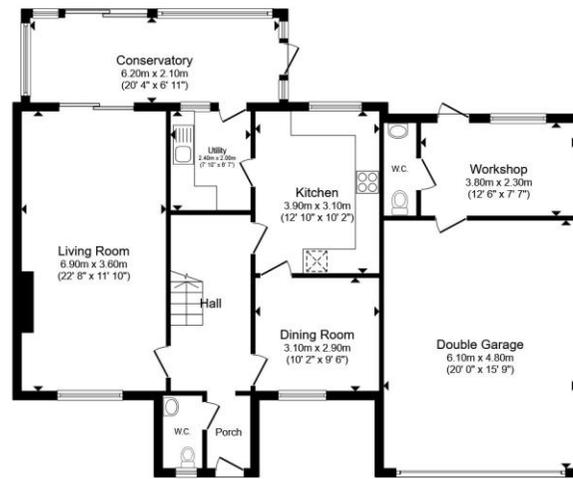


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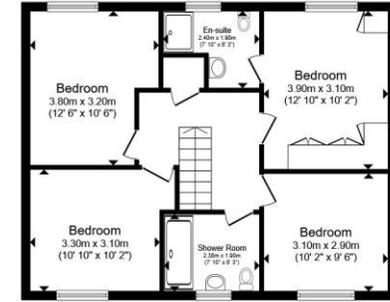
Eagle Close, Erpingham, Norwich

- No Onward Chain
- 4 Double Bedroom Detached House
- 2 Reception Rooms plus Conservatory
- Kitchen & Utility Room
- Downstairs Cloakroom & Upstairs Shower Room
- Ample Off-Road Parking & Double Garage with Workshop
- Solar Panels, Full of Potential
- Sought After Village Location

Tenure: Freehold EPC Rating: Awaiting
Council Tax Band: E



Ground Floor



First Floor

£450,000

Total floor area 182.6 m² (1,966 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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Property Ref:
AYS110096 - 0002

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