

# propertyladder



**Bramley Lodge, North Walsham, Norfolk, NR28 9NS**  
Stunning Redeveloped Former Care Home!

**PRICE £700,000** freehold



BRITISH  
PROPERTY  
AWARDS

2023

★ ★ ★ ★ ★

**GOLD WINNER**

ESTATE AGENT  
IN NORWICH  
(NR10-16)



# Beautifully Renovated Home!

Welcome to this luxurious and stylishly renovated former care home, now a spacious and elegant family residence. This property boasts four double bedrooms, including a master suite with an en-suite bathroom, ensuring comfort and privacy for all family members.

The heart of the home is the feature kitchen diner, perfect for entertaining and family gatherings. Complementing this is a utility room and an additional office space that can serve as a fifth bedroom if needed. The icing on the cake is the generous living room overlooking the south facing garden. The entire house has been meticulously renovated throughout, offering a blend of modern amenities and timeless elegance.



The entire house has been meticulously renovated throughout!



## Overview

- LARGE DETACHED BUNGALOW
- RENOVATED THROUGHOUT
- 4/5 DOUBLE BEDROOMS
- EN SUITE TO MASTER
- EPIC SITTING ROOM
- FEATURE KITCHEN DINER WITH SEPARATE UTILITY ROOM
- OIL HEATING PLUS DOUBLE GLAZED
- REPLACEMENT WATER TREATMENT PLANT
- GENEROUS SOUTH FACING GARDEN (APPROX 0.6 ACRES)







## Location

Ridlington is a charming village that offers a peaceful and picturesque lifestyle. Nestled amidst beautiful countryside, it provides stunning views and ample opportunities for outdoor activities such as walking, cycling, and bird watching. The village boasts a close-knit community where local events and activities foster a friendly and welcoming atmosphere.

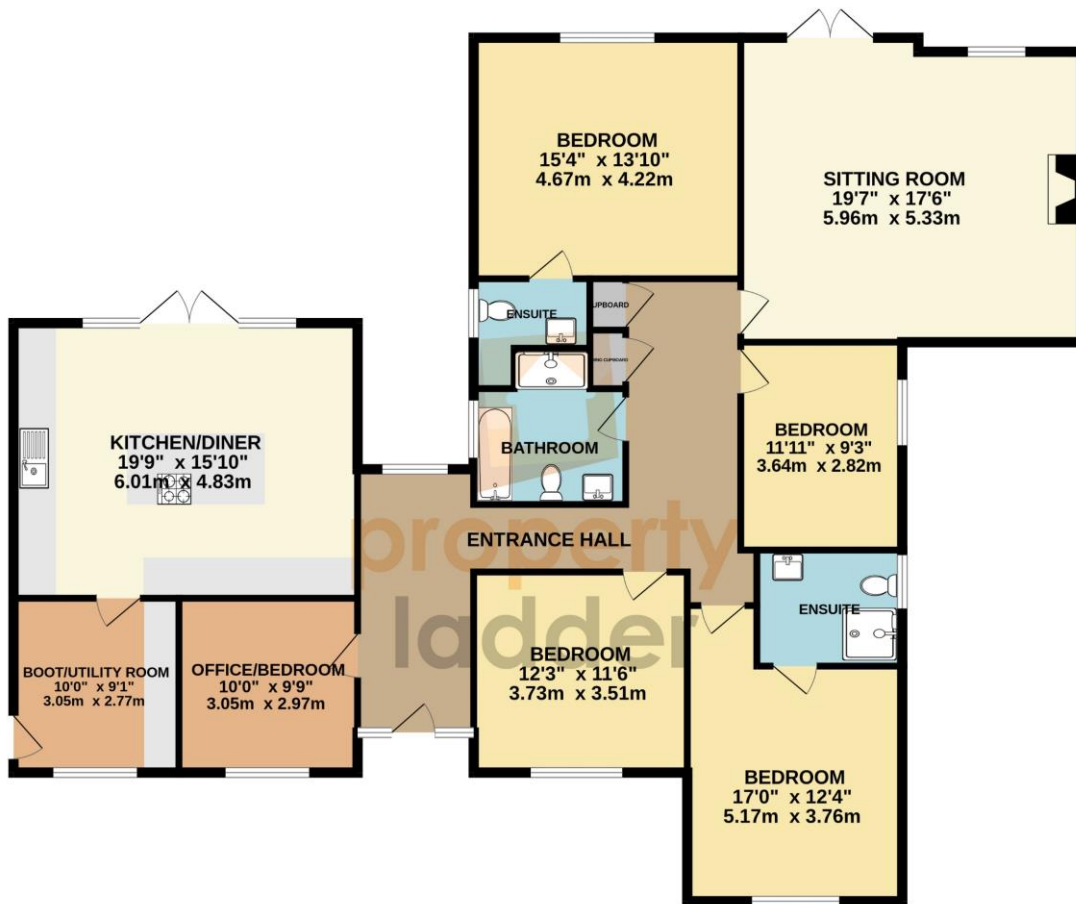


## Outside

Set on a generous 0.6-acre plot, the property features a spacious garden, ideal for outdoor activities and relaxation. The inclusion of a water treatment plant ensures sustainable living, while oil heating provides efficient warmth during the colder months.

This home is a perfect blend of luxury and practicality, offering a stylish and comfortable living environment for its new owners.

**GROUND FLOOR**  
1904 sq.ft. (176.9 sq.m.) approx.



TOTAL FLOOR AREA : 1904 sq.ft. (176.9 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**FULL EPC AVAILABLE UPON REQUEST**

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

## Selling your home?

If you are considering selling your home, please contact us for your no obligation free market appraisal.

**COUNCIL TAX BAND: E**

**LOCAL AUTHORITY:** North Norfolk District Council

**SERVICES CONNECTED:** MAINS WATER, TREATMENT PLANT DRAINAGE, MAINS ELECTRICITY, OIL CENTRAL HEATING

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