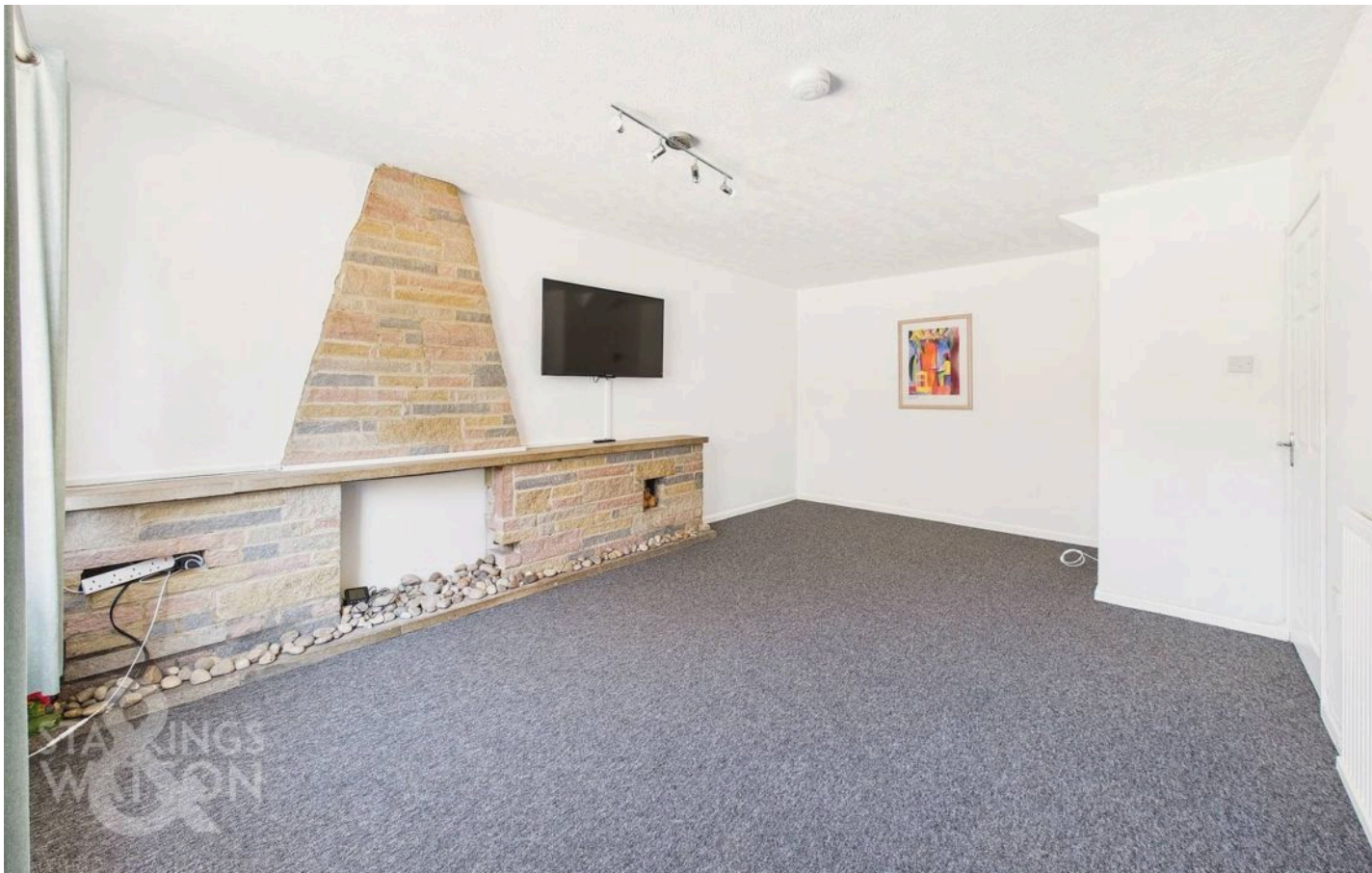




Peverell Road, Norwich - NR5 9AL



Peverell Road

Norwich

Sitting adjacent to a green space with a tree lined frontage, this home offers a wealth of space and choice in usage with offer 990 Sq. Ft of VERSATILE LIVING SPACE on offer (stms). The ground floor offers an 18' SITTING ROOM with SEPARATE DINING ROOM sat behind currently operating as BEDROOM FIVE in its current configuration with a fully fitted KITCHEN and WC. The first floor landing splits to grant access to FOUR BEDROOMS, all generous in size with a modernised BATHROOM with vanity storage. The entire property has been redecorated with most of the carpets replaces all in 2025. A large PRIVATE GARDEN sits at the rear with a well proportioned DRIVEWAY offering OFF ROAD PARKING for multiple vehicles to the front.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C



- Detached Family Home
- Over 990 Sq. Ft Of Versatile Living Accommodation (stms)
- Separate 18' Sitting Room & Dining Room/Bedroom 5
- Fitted Kitchen With Ample Storage
- Four Bedrooms On The First Floor
- Family Bathroom & Ground Floor WC
- Generous Rear Garden
- Off Road Parking For Multiple Vehicles

Located on the outskirts of the City of Norwich, a variety of local amenities are within walking distance including pubs, restaurants, school, local takeaways, and doctors. You also have the Longwater Retail Park just a 10 minute drive away, offering a full range of retail outlets. Transport links into Norwich are excellent, with regular buses, and access can be gained to the A47 providing access to the A11.

SETTING THE SCENE

With all amenities a short walk from the front door including public transport links, the property opens up with a large shingle driveway suitable for the parking of multiple vehicles with a grass verge separating this from the public walkway with a side access gate taking you directly towards the kitchen door and garden beyond.



THE GRAND TOUR

Stepping into the main residence, the central hallway sets the tone with the property being fully redecorated recently by the current owners to offer new fitted carpets granting access to all accommodation on the ground floor, stairs for the first floor and two piece WC set underneath the stairs with vanity storage and side facing window. The main living space emerges to your left in the form of the 18' sitting room. This space allows ample room for a formal sitting room suite and potential dining table with front facing uPVC double glazed window. Sat just behind this room is a versatile area currently functioning as a fifth bedroom however does hold the potential to become a dining room, playroom or potential study if so desired with views into the rear garden. Just off from the central hallway is the kitchen complete with a wide range of wall and base mounted storage units giving way to ample room for freestanding appliances including an electric oven and extraction above with plumbing and space for a dishwasher, washing machine and tumble dryer with an American style fridge freezer.

The first floor landing splits to allow access to four separate bedrooms as well as handy built in storage cupboard and three piece family bathroom suite complete with full aqua boarding surround, ample vanity storage and wall mounted radiator. The two smaller of the bedrooms could both accommodate double beds with the slightly smaller coming at the very front of the home with views over the green space beyond and storage space fitted over the stairs whilst a similar sized room sits towards the rear of the home with views into the rear garden and radiator mounted below the window. Two larger bedrooms sit on the adjacent side of the property again with the slightly larger coming at the front of the home with more than enough space for a large double bed and additional storage with another generous size double only slightly shorter in length sat beyond with a tree lined aspect at the rear.

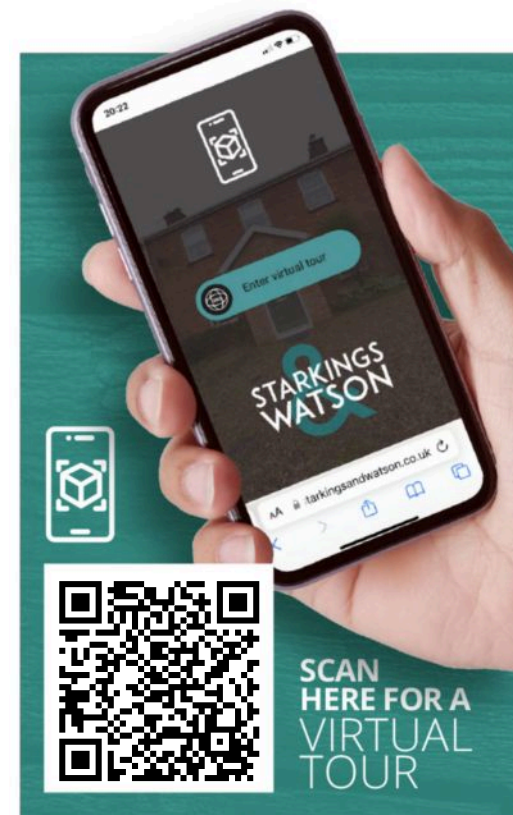
FIND US

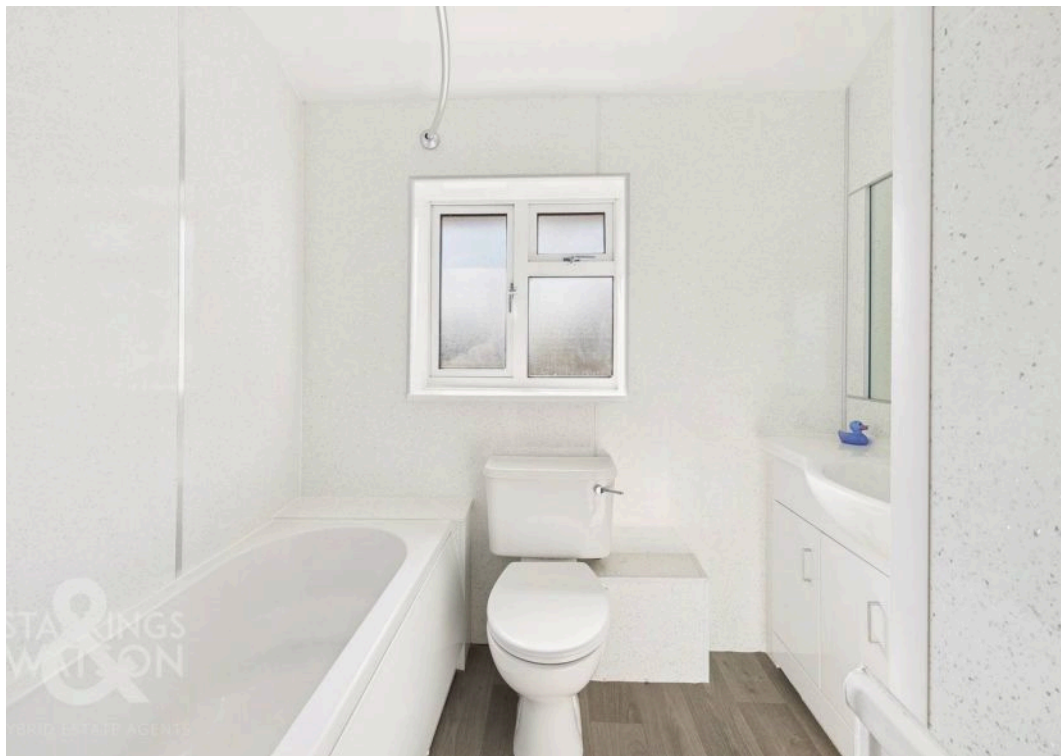
Postcode : NR5 9AL

What3Words : ///works.sushi.wheels

VIRTUAL TOUR

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



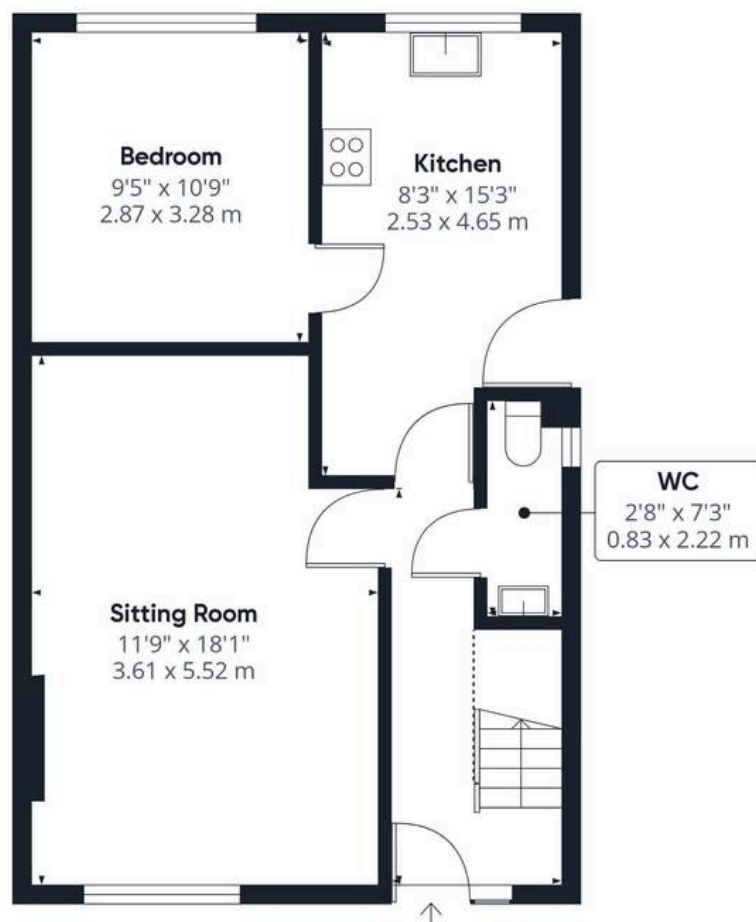




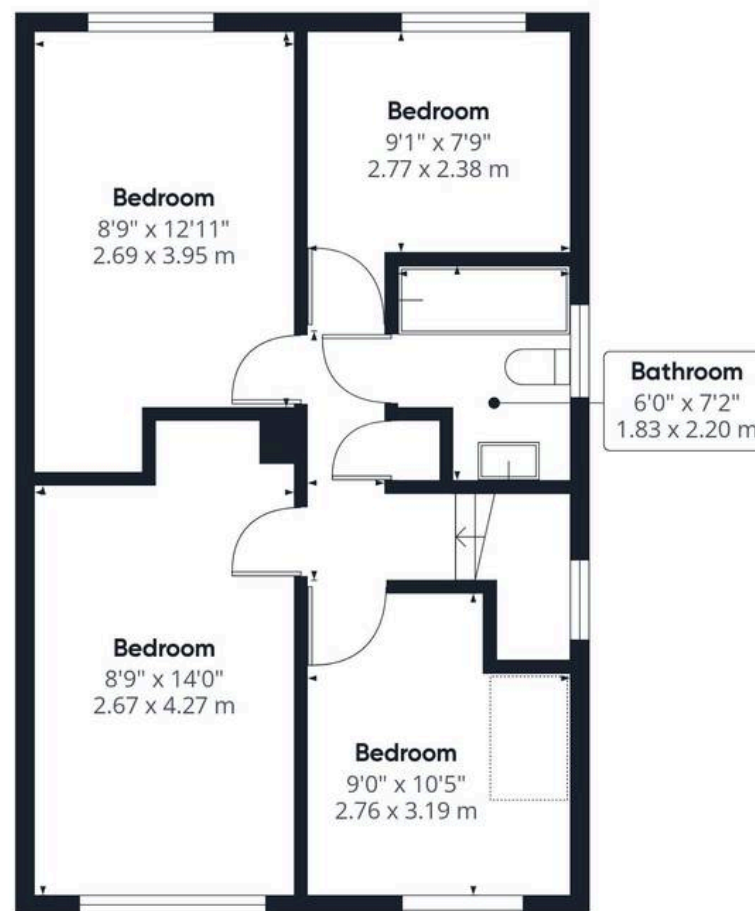
THE GREAT OUTDOORS

The rear garden is fully enclosed to both sides and the rear with tall, mature privacy giving trees sitting at the very rear of the home. A flagstone patio seating area sits right at the very rear of the property with a gentle step up to a open lawn space currently housing a timber storage shed.





Ground Floor



Floor 1

Approximate total area⁽¹⁾

991.99 ft²

92.16 m²

Reduced headroom

14.85 ft²

1.38 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360



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