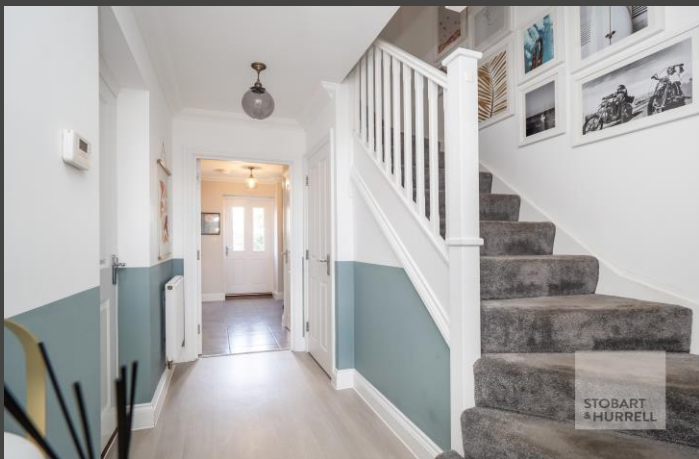




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WE BRING PEOPLE AND PROPERTY TOGETHER ACROSS NORFOLK



Carshalton Road, Norwich, Norfolk, NR1 3BB

A renowned Hopkins home located in a secluded development less than a mile south of Norwich city centre, replete with services and amenities, with easy access to both the city centre ring road and the dual Southern Bypass affording efficiency to navigate the city to the south and beyond.

The enviable home, overlooking a green space, is set back from the road and approached over a brick weave driveway providing off-road parking and access to a garage, currently being used as a gymnasium. To the rear of the property, an enclosed, low maintenance lawn garden is bordered to one side by a paved walkway leading to a terrace with a seating area.

Arranged over three floors, the property enters into a welcoming entrance hallway with a practical cloakroom and which extends through to a rear lobby with storage and a study or fourth bedroom with double doors opening out to the rear garden. To the first floor a spacious and bright family lounge leads through to a modern kitchen dining room. To the second floor, a family bathroom and three bedrooms, two with built in wardrobes and the master with an en-suite shower room completes the accommodation.

Located so close to the city centre, this contemporary home is enviably placed to enjoy the all of the facilities of a fine city. On foot the train station, City College and the water's edge are all within a strolling distance of one mile.



Terraced



House



Modern



2 Bathrooms



1/2 Receptions



3/4 Bedrooms



Band E

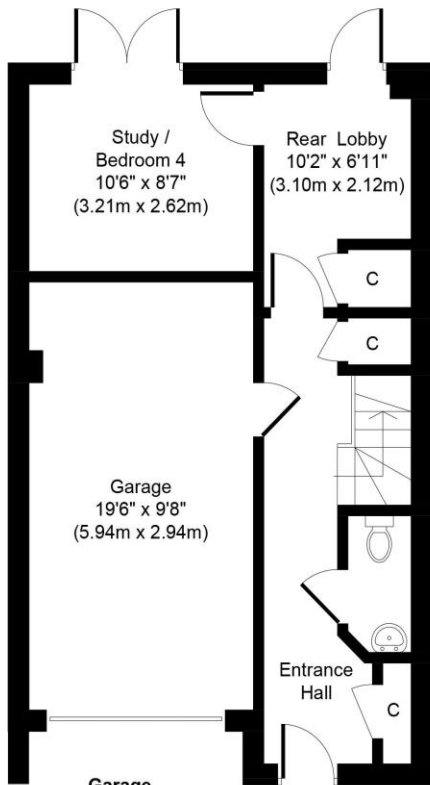


Off-Road
Parking



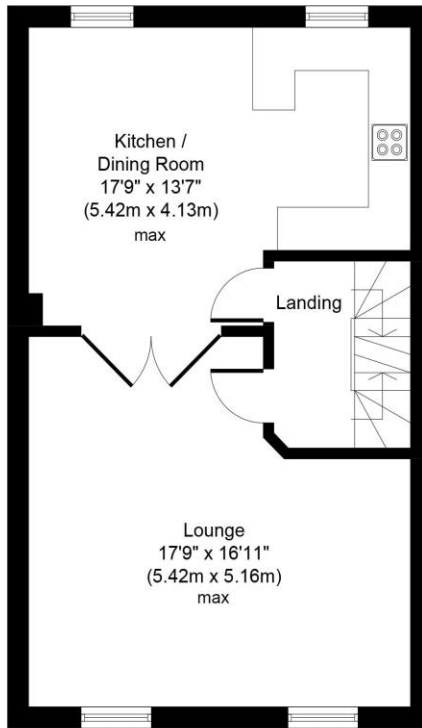
Garage





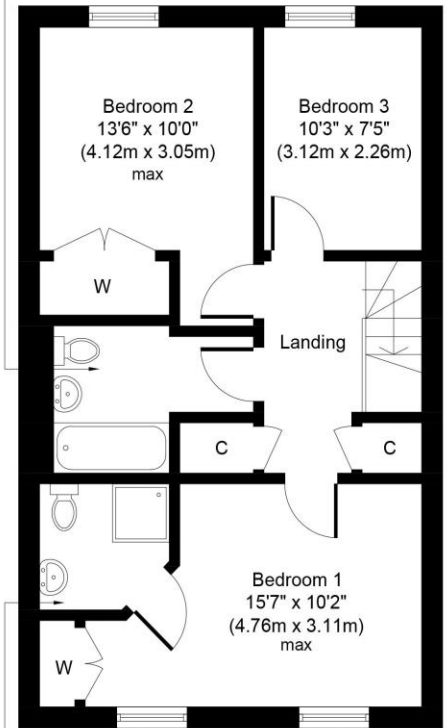
Garage
Approximate Floor Area
205 Sq. ft.
(19.0 Sq. m.)

Ground Floor
Approximate Floor Area
308 Sq. ft.
(28.6 Sq. m.)



First Floor
Approximate Floor Area
554 Sq. ft.
(51.5 Sq. m.)

Bathroom
6'7" x 6'0"
(2.00m x 1.84m)

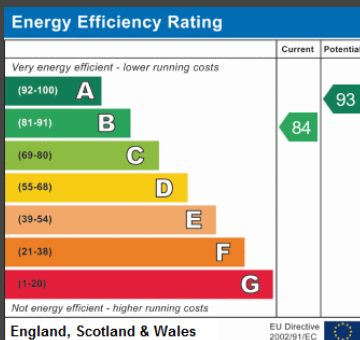


En-Suite
6'0" x 5'8"
(1.84m x 1.73m)

Second Floor
Approximate Floor Area
554 Sq. ft.
(51.5 Sq. m.)



Whilst every attempt has been made to ensure the accuracy of the floor plan 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 or tenant. 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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