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Buckle Way, Rackheath, Norfolk, NR13 6UN

An ideal family home which offers spacious living with a bright, open-plan layout perfect for entertaining and benefits from a south-facing rear garden. This semi-detached property is located approximately four miles to the city of Norwich, but benefits from its variety of amenities nearby to provide a community lifestyle on the outskirts of the city.

Set back from a brick weave roadway, the property is approached over a lawn garden with a hard-standing driveway to the side which provides off-road parking. The rear garden can be accessed through a wooden gated entrance which leads to an enclosed rear garden which comprises of two paved seating areas, both ideal for alfresco dining with friends and family, a lawn garden and a timber storage shed.

Arranged over three floors, the entrance hall with separate internal doors leads to a study that can also be used as a fourth bedroom, a cloakroom and an open-plan kitchen dining space with double doors that open out into the rear garden. To the first floor, a landing opens to a bright lounge and the principal bedroom with an en-suite shower room. To the second floor, two bedrooms, one with built-in storage and a family bathroom complete the accommodation.

Life at Buckle Way is further complemented by its proximity with access to the dual Northern Distributor Road, creating significant agility to navigate the city to the north and beyond to the coastline and renowned Norfolk Broads, whilst also creating efficient access to the dual Southern Bypass.



Semi Detached



House



Modern



2 Bathrooms
1 Cloakroom



2 Receptions



4 Bedrooms



Tax Band D



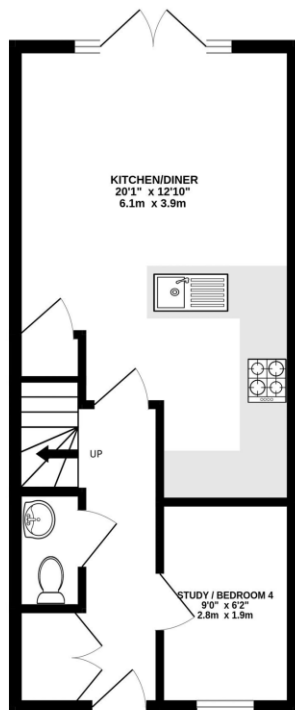
Off Road
Parking



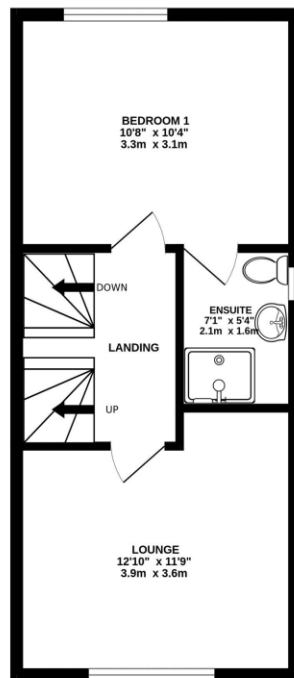
No Garage



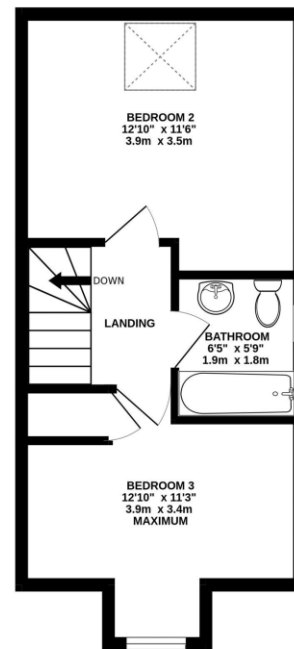
GROUND FLOOR
375 sq.ft. (34.8 sq.m.) approx.



1ST FLOOR
375 sq.ft. (34.8 sq.m.) approx.



2ND FLOOR
336 sq.ft. (31.2 sq.m.) approx.



TOTAL FLOOR AREA : 1086 sq.ft. (100.8 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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Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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