



**STOBART
& HURRELL**

WE BRING PEOPLE AND PROPERTY TOGETHER ACROSS NORFOLK



54 Furze Road, Thorpe St Andrew, Norfolk, NR7 0AS

A three bedroom semi-detached family home located in the popular suburb of Thorpe St Andrew, with nearby amenities to include schooling for all ages, supermarkets and convenience stores, a post office, doctors and dentists and a variety of independent retailers and eateries including The Cottage public house and restaurant. The property readily affords near access into Norwich whilst also providing a community lifestyle on the outskirts of the city.

Set back and screened from the road by a low-rise brick wall, the property is approached via a brick-weave driveway that provides off-road parking and access to the car port and garage. There is an additional hardstanding area to the front which can be used as a turning space or additional parking, boarded by mature shrubbery. To the rear, a well-established garden with various sectioned seating areas which create an ideal setting for entertaining friends and family, well-stocked flowerbeds, a summerhouse and timber storage sheds.

In good decorative order throughout, the entrance hall leads to three reception rooms, a lounge with a feature fireplace, a bright and spacious kitchen dining room with an adjoining conservatory that overlooks the rear garden. The downstairs accommodation benefits from a shower room with utility facilities. To the first floor, a landing opens to three bedrooms, all with built in storage and a family bathroom which completes the accommodation.

Life on Furze Road is further complimented in its proximity of approximately three miles to Norwich, with its array of retailers and eateries and train links to afar, two miles to the Southern Norwich Bypass for links out of the county and the coast and less than eight miles to the renowned Norfolk Broads capital of Hoveton and Wroxham.

Agents Note: We understand the property is advertised for sale, subject to the grant of probate.



Semi Detached



House



Older



2 Bathrooms



3 Receptions



3 Bedrooms



Tax Band C

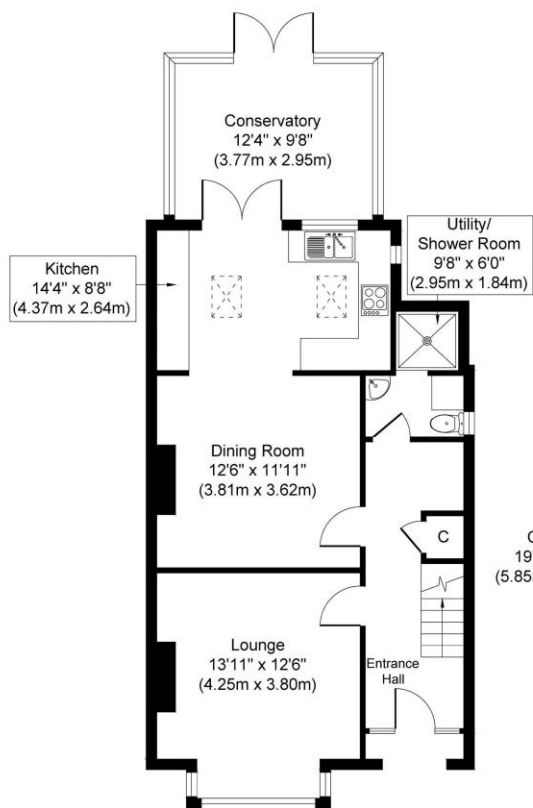


Off-Road
Parking



Garage





Ground Floor
Approximate Floor Area
737 sq. ft
(68.48 sq. m)



First Floor
Approximate Floor Area
447 sq. ft
(41.50 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. 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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