



Pimpernel Road, Horsford Norwich NR10 3SQ

welcome to

Pimpernel Road, Horsford Norwich

WILLIAM H BROWN ARE DELIGHTED TO PRESENT THIS END TERRACE HOME located in the well-regarded location of Horsford. The property itself would make a fantastic first time buy or family home and benefits from three bedrooms off landing, a well-maintained enclosed garden and off-road parking!



Accommodation

THIS END TERRACE HOUSE is in the popular NR10 postcode just to the west of Norwich city centre and would make a perfect purchase for first time buyers or families and benefits from three bedrooms off landing, a well-maintained garden and parking for multiple vehicles and garage. Fantastic potential to extend at the rear of the property (subject to relevant planning permissions). Furthermore, the rear of the garage, which is currently utilised as a utility room, would make an ideal working from home space, and offers good natural light.

Internally, the accommodation comprises of entrance porch, lounge, kitchen/breakfast room and conservatory to the ground floor. This is complemented to the first floor by three bedrooms off the landing and the family bathroom.

A viewing is highly recommended to fully appreciate the accommodation being offered!

Entrance Porch

Upvc double glazed external entrance door to front aspect, radiator and built in store cupboard.

Lounge

14' 8" x 15' 7" Max (4.47m x 4.75m Max)

Upvc double glazed window to front aspect, two radiators and stairs to first floor.

Kitchen/Breakfast Room

15' 10" x 8' 8" (4.83m x 2.64m)

Upvc double glazed window to rear aspect, wall, and base units with work surfaces over, sink with mixer tap, four ring electric hob and double oven, plumbing for dishwasher, space for fridge freezer and door opening to conservatory.

Conservatory

6' 3" x 6' 2" (1.91m x 1.88m)

Of upvc conservatory on a brick base with external door opening to rear garden.

First Floor Landing

Giving access to all bedrooms, bathroom, and storage cupboard.

Bedroom One

10' 8" x 8' 7" (3.25m x 2.62m)

Upvc double glazed window to front aspect, built in wardrobe and radiator.

Bedroom Two

10' 3" x 10' 4" (3.12m x 3.15m)

Upvc double glazed window to rear aspect, radiator and built in wardrobe.

Bedroom Three

6' 7" x 6' 2" (2.01m x 1.88m)

Upvc double glazed window to front aspect and radiator, perfect child's bedroom or nursery/ home office.

Bathroom

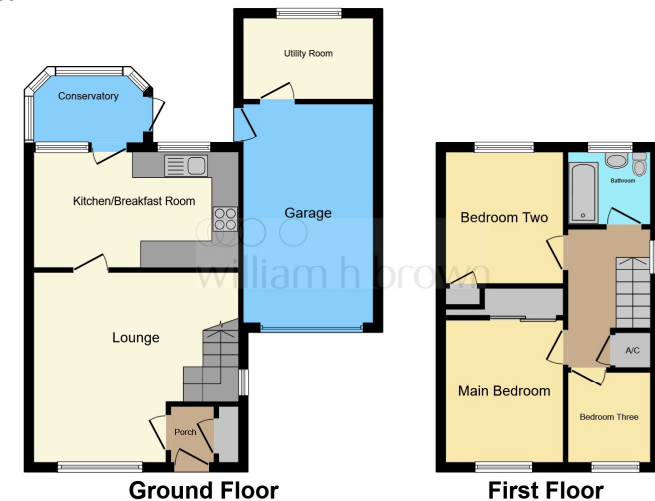
Suite comprising, fully tiled floor to ceiling, panelled bath with shower screen and overhead shower head, wash hand basin and wc set into a vanity unit, heated towel rail, and upvc double glazed window to rear aspect.

Outside

Externally there is a low maintenance garden to the rear elevation with two outside taps and access to a spacious garage with ample roof storage. To add to this a space at the rear of the garage has its own access, electricity, and plumbing, this would make a perfect utility room or a home office. To the front of the property is a driveway providing off-road parking and further leads to the garage. The remainder of the front garden is laid to lawn with a decorative shingle bedding area and partly enclosed by a low retaining fence.

Garage/Utility

At the back of the garage is a utility area with electric, plumbing for washing machine and upvc double glazed window to rear aspect. The remainder of garage has an up and over door to front and personal door to side aspect.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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welcome to

Pimpernel Road, Horsford Norwich

- End Terrace House
- Three Bedrooms
- Kitchen/Breakfast Room
- Conservatory
- Garage + Driveway Providing Off-Road Parking

Tenure: Freehold EPC Rating: C

offers in excess of

£240,000

directions to this property:

Follow the Reepham Road north towards Taverham, and take the third exit on roundabout towards Horsford, at the next roundabout continue over onto Holt Road, after the Dog Public House take a left turn onto Horsbeck Way, Pimpernel Road is the second right hand turning.



Please note the marker reflects the postcode not the actual property

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Property Ref:
HEL102841 - 0008

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