



Gunton Lane, Norwich - NR5 0AQ



Gunton Lane

Norwich, Norwich

Recently RENOVATED and EXTENDED considerably to the rear, this SEMI-DETACHED CHALET STYLE HOME is presented in FLAWLESS condition with a TASTEFULLY MODERN DECOR and floor space reaching a little under 1200 Sq. Ft (stms). In total, there are FIVE BEDROOMS set across two floors served by a ground floor SHOWER ROOM and generous FOUR PIECE EN-SUITE off the main bedroom. The main living space opens to the rear of the home in a stunning OPEN PLAN fashion to offer both sitting and dining room spaces flowing freely between one another, ideal for MODERN FAMILY LIVING before reaching the EXTENDED KITCHEN featuring INTEGRATED APPLIANCES. A recently LANDSCAPED REAR GARDEN stretches out beyond the over sized BRICK GARAGE with electricity and plumbing running to it, making it suited for a HOME OFFICE, entertainment area or potential ANNEX conversion (stp). The front of the home is fully enclosed by ELECTRIC SLIDING GATES leading to a very large driveway suited for parking of multiple vehicles to the front and side of the home.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Semi-Detached Chalet Home
- Considerably Extended
- Recently Upgraded Throughout
- Open Plan Sitting/Dining Room
- New Kitchen With Integrated Appliances
- Five Bedrooms
- Recently Landscaped Garden & Extended Garage
- Private Gated Entrance & Large Driveway

The property is set within The Hampden View development, which is located just off Norwich Road in Costessey, where within a short walk you will find various local amenities including shops, hardware store, post office etc. Local schooling is located close by up to Secondary level, whilst a wealth of public transport leads to Norwich and the nearby Retail Parks.

THE GRAND TOUR

Stepping inside you will first notice the tasteful and immaculate décor of this home which has recently been renovated throughout by the current owners. Initially to your left is a the first of the double bedrooms currently serving as a home office with all carpeted flooring, this room can be utilized in any way by the new occupants. Adjacent is the smaller of the five bedrooms with carpeted flooring and a front facing aspect, an ideal single bedroom or potential play room if needed. Stepping across the tiled flooring in the central hallway you will pass a brilliantly designed storage space underneath the stairs currently housing shoe storage and even utility space including the fridge, freezer and tumble dryer all neatly tucked away. Just beyond this space and to your right is a ground floor shower room again recently updated and modernized with a tasteful





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interior of tiled flooring and aqua board surrounding with a shower cubicle and vanity storage with wall mounted towel rail. Beyond this the property opens up into a stunning open plan living area with modern slimline radiators and a part tiled and part wooden flooring separating these zones neatly. To the left is the sitting room area with large uPVC double glazed French uPVC doors into the rear garden. This generous floor space allows for a range of soft furnishings whilst adjacent, formal dining room space can be found with ample room for a dining suite and additional storage solutions. The newly fitted kitchen occupies a rear extension space with a rubberized flat roof above. Again this space has been tastefully modernized with a range of wall and base mounted storage units set around squared work surfaces that give way to multiple integrated appliances including dual eye level ovens, five ring gas burner hob with extraction above, dishwasher and bin store pull out drawers with a second set of French doors taking you to the rear garden patio. The first floor landing grants access to three further double bedrooms, the first coming to your left with wooden effect flooring and field views into the distance through the uPVC double glazed windows whilst a second double bedroom sits adjacent again with wooden effect flooring and flawless field views in the distance. The main bedroom occupies a rear facing aspect with large window backing into the rear garden. This space is generous in size allowing for a large double bed with two smaller built in wardrobes and large double built in wardrobe before entering the four piece en-suite with jacuzzi bath and shower cubical sat beyond the vanity storage area with a wall mounted towel rail.

FIND US

Postcode : NR5 0AQ

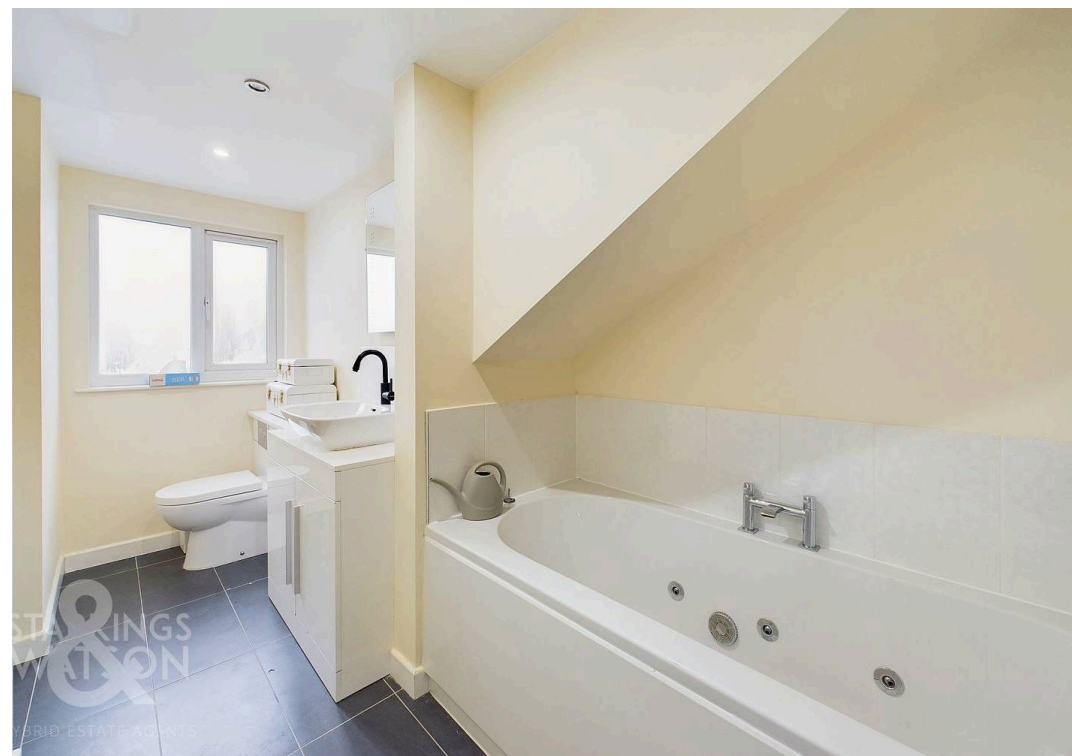
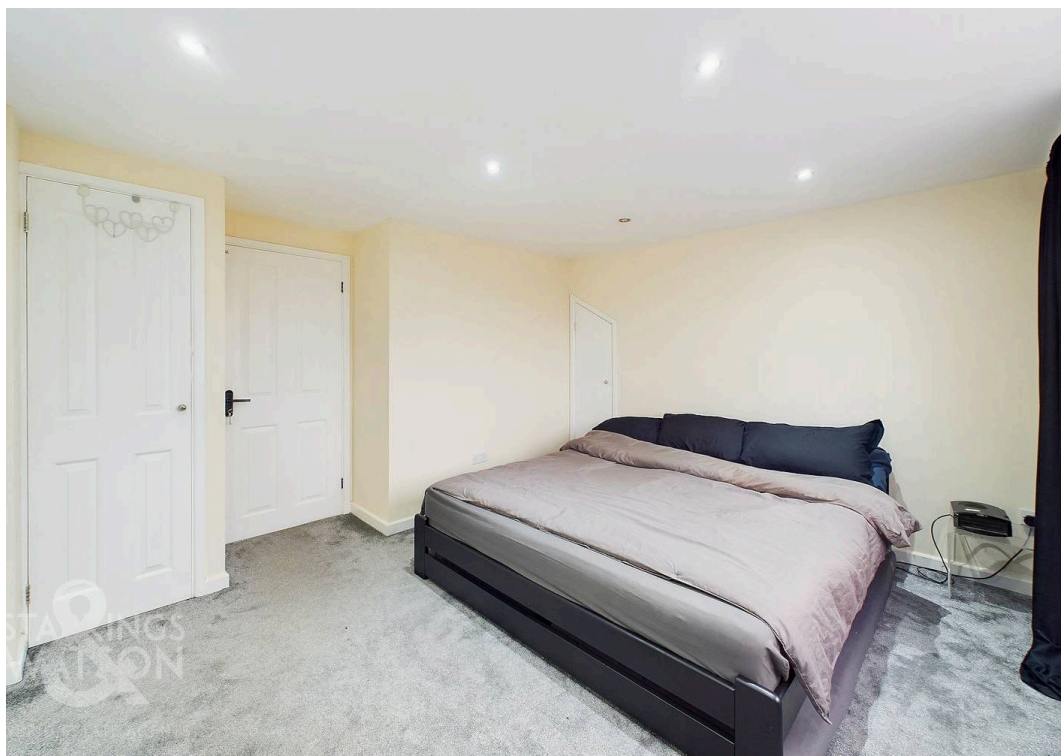
What3Words : [///speeds.door.money](http://speeds.door.money)

VIRTUAL TOUR

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

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THE GREAT OUTDOORS

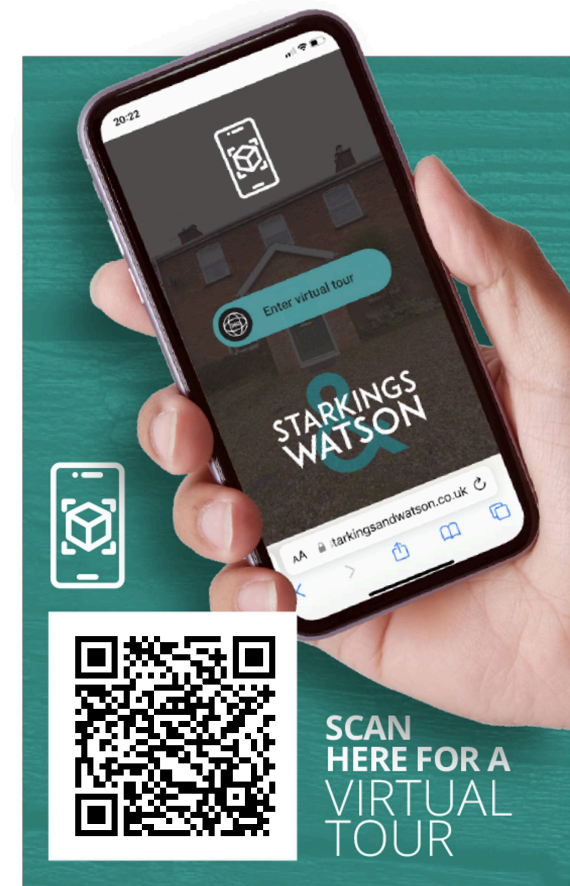
The property is tucked behind a low level brick wall with sliding electric iron gates for privacy and security leading towards a generously sized brick weave driveway capable of holding multiple vehicles for parking. The brick weave driveway leads directly beyond the property towards the extended garage through a second set of iron gates.

GARAGE

Single Garage

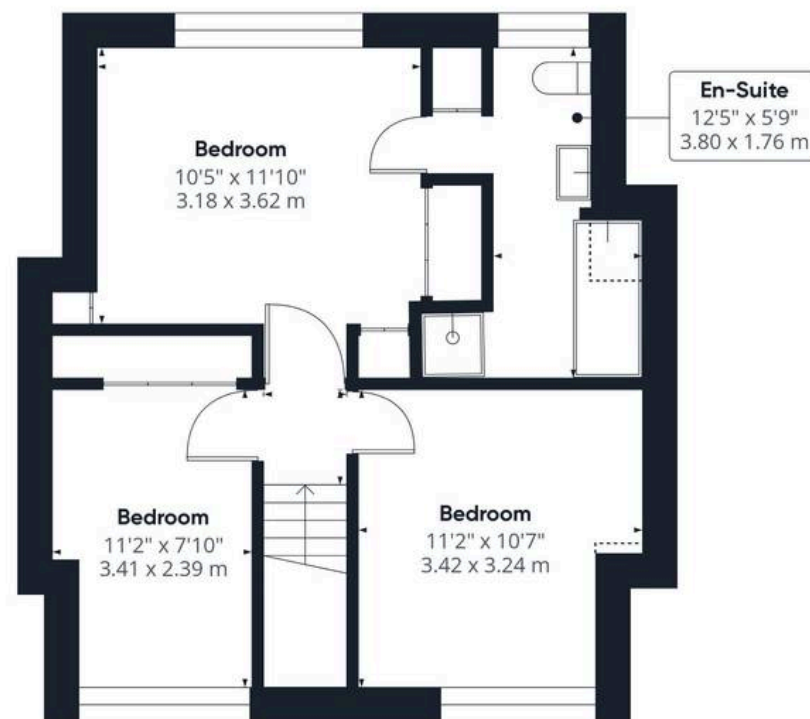
DRIVEWAY

8 Parking Spaces





Shower Room
6'9" x 5'2"
2.06 x 1.59 m



Approximate total area⁽¹⁾

1198.46 ft²
111.34 m²

Reduced headroom

4.52 ft²
0.42 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 are based on RICS IPMS 3C standard.

GIRAFFE360



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