



Hill Crest, Norwich - NR5 0NB



Hill Crest

Norwich

Occupying an ELEVATED POSITION and sizeable plot, this DETACHED BUNGALOW offers approx. 1000 Sq. Ft of accommodation (stms) courtesy of a historic EXTENSION with all updated GAS CENTRAL HEATING and brand new uPVC windows and doors fitted in 2024. With a PORCH ENTRANCE, the property extends to offer a DUAL ASPECT SITTING ROOM with French doors into the gardens and 18' KITCHEN/DINING ROOM Featuring INTEGRATED APPLIANCES. In total, THREE DOUBLE BEDROOMS are on offer with the main bedroom boasting BUILT IN WARDROBES and an EN-SUITE BATHROOM alongside a modern SHOWER ROOM also. Externally, the property offers both PRIVACY and potential with a large wrap around garden giving two patio seating areas and a bespoke built external studio/sitting area with DRIVEWAY and GARAGE to the front of the home.



Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Considerably Extended Detached Bungalow
- Views Overlooking The River Wensum Towards Marriott's Way
- Open Kitchen/Dining Room With Integrated Appliances
- Three Double Bedrooms
- Updated Shower Room & En-Suite Bathroom
- Brand New uPVC Double Glazed Windows & Doors
- Private Wrap Around Gardens With Bespoke Built External Studio
- Driveway & Garage

Nearby you will find a variety of 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. To the rear of the property, access leads to the local play area and Marriott' Way for walks and cycling. A variety of bus routes lead to Norwich City Centre, with Longwater Retail Park located only a short drive with a park and ride bus service into Norwich.



SETTING THE SCENE

The property occupies an impressive position with brick weave and shingle driveway to the front of the home sat directly in front of the garage. A large lawn frontage occupies the initial entrance with mature hedges running to the side of the home giving additional privacy.

THE GRAND TOUR

Once inside, the first extended portion of the property is the first place to greet you leading through to the open hallway all laid with wood effect flooring. Immediately to your right is the first of the living spaces occupying a dual facing aspect. This room is flooded in natural light with newly updated uPVC double glazed windows and French doors taking you directly into the garden. Slightly further down the hallway the first of the double bedrooms can be found laid with carpeted flooring. This space currently functions as a home office and additional living area however is more than large enough to accommodate a double bed with additional soft furnishings. The kitchen and dining room sits at the very rear of the home. This 18' open plan living space is more than large enough to accommodate a formal dining table with kitchen emerging beyond featuring a wide range of base mounted storage units set around rolled edge work surfaces which in turn give way to an integrated four ring gas burner hob with ceiling mounted extraction unit above an integrated oven whilst leaving room with plumbing for further appliances including a dishwasher and washing machine. A recent updated gas fired boiler sits on the wall in the corner of the room whilst a separate access door takes you onto the side of the garden. Sat just next to this at the very end of the hallway again is yet another well proportioned double bedroom laid with wood effect flooring. The room overlooks the side of the property and offers more than enough space for further soft furnishings.

A modern and recently updated shower room sits just off from here with large corner shower unit, floating vanity storage spaces and heated towel rail. The main bedroom comes towards the front of the home again benefitting from the historic extension to offer a well proportioned double bedroom featuring wall to wall mirrored built in wardrobes and a large three piece en-suite bathroom complete with a predominantly tiled surround and tall heated towel rail.

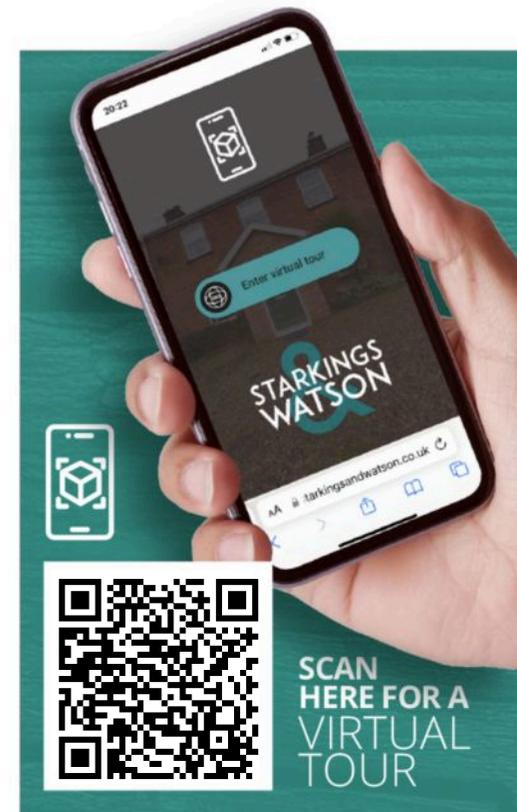
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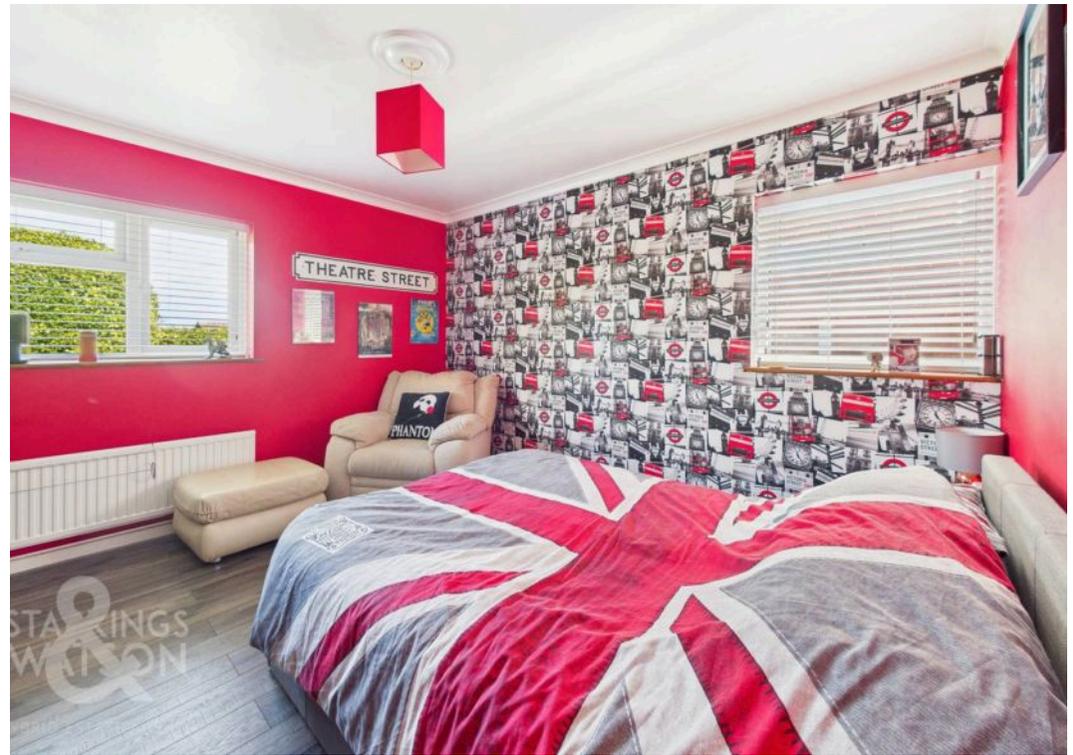
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What3Words : ///spider.fortunate.land

VIRTUAL TOUR

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



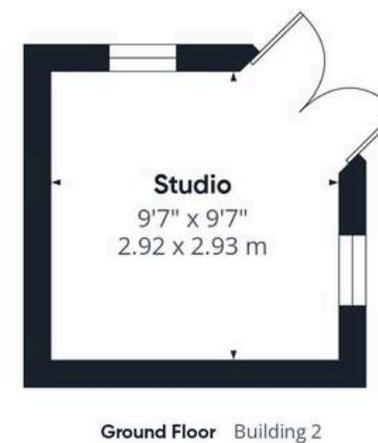
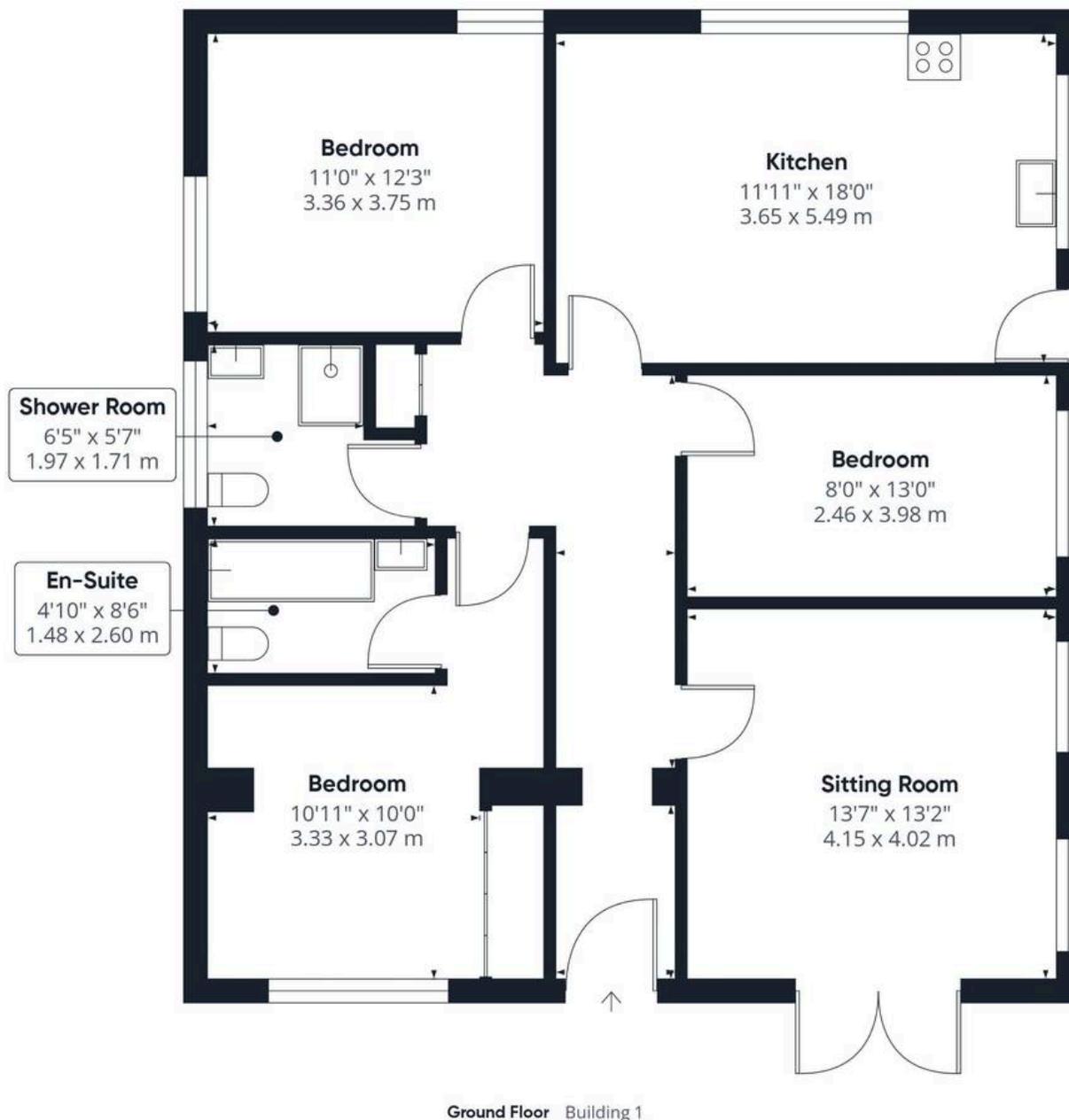




THE GREAT OUTDOORS

The gardens can be accessed via either a gate to the left of the front door or through the French doors from the sitting room and door from the kitchen. Starting from the back of the kitchen, a lawned space leads you through to a private patio seating area where a raised planting beds run to the left of the property from front to back giving colour and vibrancy to the outside space. Towards the front of the home a large open lawn emerges fully enclosed with timber panel fencing leading towards a second elevated patio seating area and access directly into the garage with garage/workshop space, additional timber shed and a bespoke built studio currently functioning as an external entertainment space, however, could be used as a potential reading area, home office or playroom for the family to enjoy.





Approximate total area⁽¹⁾

1085 ft²
100.8 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



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