



Station Road, Drayton - NR8 6SA



Station Road

Drayton, Norwich

NO CHAIN! Prominently positioned on a quiet PRIVATE ROAD, this SEMI-DETACHED BUNGALOW is DECEPTIVELY SIZED internally boasting a REMODELLED, UPDATED and EXTENDED LAYOUT, additionally a large OUTBUILDING and rolling FIELD VIEWS can be found to the rear. Heading inside, a PORCH ENTRANCE opens to the 17' SITTING ROOM, boasting a WOOD BURNER for cosy winter evenings and access to the FOURTH BEDROOM. Heading through the INNER HALL doors open to THREE DOUBLE BEDROOMS, including the spacious 17' MAIN BEDROOM with PART-VAULTED CEILINGS and INTEGRATED STORAGE spaces. The KITCHEN boasts INTEGRATED APPLIANCES with garden views and flows freely into the DINING ROOM. The three piece FAMILY BATHROOM at the end of the hall includes a modern FOUR PIECE SUITE. Heading outside, the rear GARDEN is PRIVATE and FULLY ENCLOSED with the large OUTBUILDING and a drive-through TANDEM GARAGE.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D



- No Chain!
- Expansive Semi-Detached Bungalow
- Remodelled & Extended Layout
- 17' Sitting Room with Wood Burner
- Four Bedrooms
- Substantial Plot Overlooking Fields
- Large Outbuildings Including a Store, Workshop & Garages
- Sought After Private Road Positioning

Drayton is a popular village situated to the north west of Norwich and conveniently located for access to Norwich International Airport. There is a wide range of amenities in the area including local shops, a post office, café and bakery, two public houses, doctors & dental surgeries and First and Middle Schools.

SETTING THE SCENE

The property can be found set back from the road, with a paved driveway opening to a low maintenance shingle frontage enclosed with well maintained shrubs and timber panel fencing. The main entrance can be found to the front of the property.



THE GRAND TOUR

Stepping inside, the light and bright porch entrance offers ideal space for storing outdoor wear including coats and shoes, leading into the 17' sitting room. The room allows for a range of soft furnishing layouts with uPVC double glazed windows overlooking the property's frontage. The room is centred around a feature fireplace with a functioning wood burner and stone mantelpiece with recesses either side of the chimney breast allowing space for shelving and storage. At the end of the room, a door opens to the fourth bedroom, perfect as a single bedroom or for use as a study. Wood flooring runs underfoot and continues to the inner hallway, initially you are greeted by the spacious dining room, flooded with light from a roof mounted Velux window and flowing freely into the kitchen. The kitchen enjoys garden views and tiled flooring underfoot for ease of maintenance. Storage is plentiful from a range of wall and base cupboards whilst integrated appliances can be found including a double oven and grill, inset glass electric hob and extractor above. Under counter space is also available for white goods including a washing machine. Heading back to the hallway, the 17' main bedroom offers a wealth of integrated storage space to the end of the room and high level storage above. Part vaulted ceilings and windows create an airy atmosphere with ample room for dressing furniture and storage. Adjacent, two further double rooms both offer part vaulted ceilings. Reaching the end of the hallway, a useful access door opens to the garden. Beyond, the family bathroom completes the accommodation including an inset bath, wet room style fully tiled shower and vanity storage above and below the sink with a wall mounted heated towel rail.

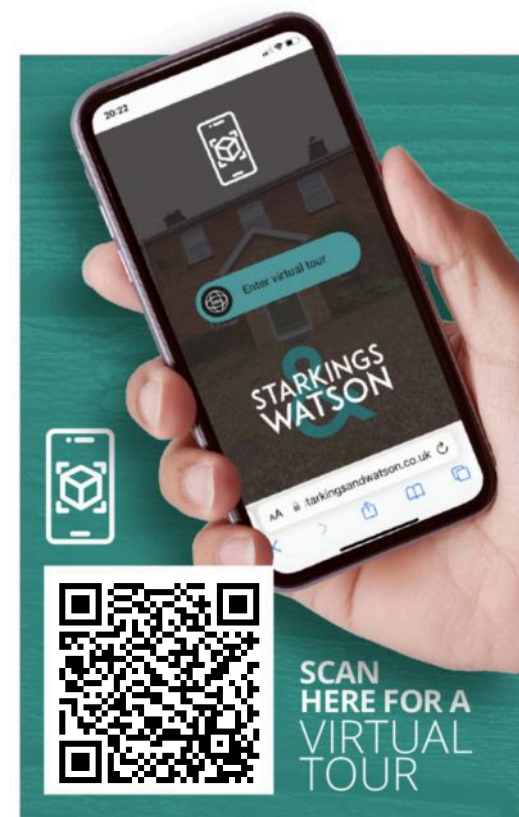
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VIRTUAL TOUR

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







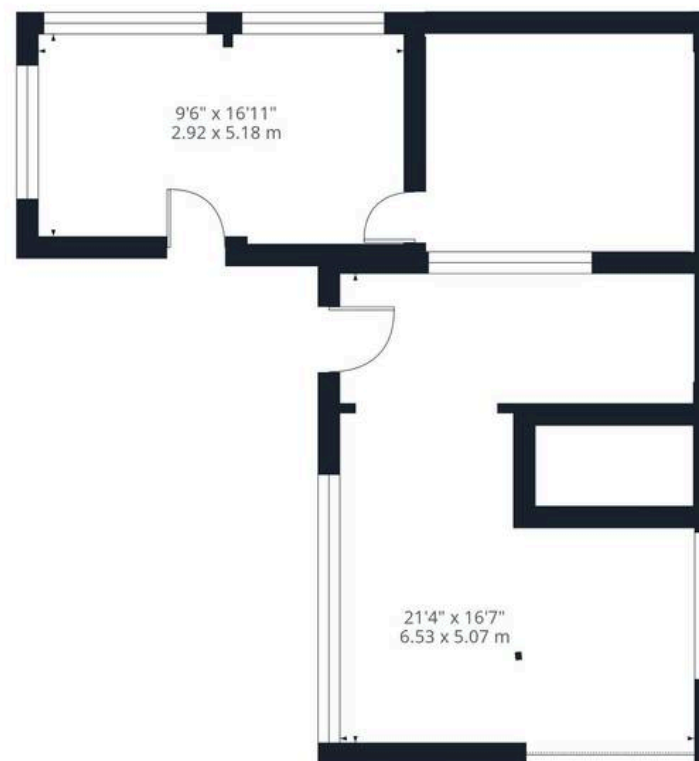
THE GREAT OUTDOORS

Stepping outside, you're greeted by a flagstone patio space and walkway leading to the main body of the garden. The space is predominantly laid to a well maintained lawn with wooden sleeper enclosed shingle gardens and flower beds whilst field views overlook the rear. The tandem garage can be driven through and open from the back providing access to the substantial outbuilding. The outbuilding includes a double garage with a workshop and pit and further to a separate storage room. This versatile space offers potential to be remodelled for use as a home annex, study or entertaining space.





Ground Floor Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

2032 ft²

189 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.

GIRAFFE360



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