



Trumpeter Rise, Long Stratton - NR15 2DY



Trumpeter Rise

Long Stratton, Norwich

Situated in a desirable location, this MODERN SEMI-DETACHED HOME offers an ideal retreat for those seeking SPACE and COMFORT. With approximately 1200+ sq. ft of living space (STMS), this home offers ample room for the whole family to enjoy. The property boasts a GENEROUS PLOT with beautifully LANDSCAPED GARDENS, providing a tranquil setting for OUTDOOR RELAXATION. Upon entering, you are greeted by a light-filled HALL ENTRANCE with W.C, leading to the 19' L-SHAPED SITTING/DINING ROOM with BI-FOLDING DOORS to the patio, perfect for entertaining guests or simply unwinding after a long day. The FULLY FITTED KITCHEN offers a practical yet stylish space for culinary endeavours. Upstairs, THREE well-proportioned BEDROOMS await, including the main bedroom with en-suite facilities, along with a family bathroom. Stepping outside, the property continues to impress with its EXCEPTIONAL OUTDOOR SPACE.



The fully enclosed rear garden provides a safe haven for children to play and for adults to entertain. A full-width patio extends seamlessly from the sitting room, offering a delightful spot for alfresco dining. An adjoining GARAGE enhances the property's appeal, offering additional storage space and secure parking. Complete with power and lighting, the garage provides the perfect solution for those in need of extra space - with POTENTIAL to CONVER (stp).

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B

- Modern Semi-Detached Home
- Spacious Plot with Landscaped Gardens
- Ample Parking with Adjoining Garage
- Approx. 1200 + Sq. ft (stms)
- 19' L-Shaped Sitting/Dining Room
- Fully Fitted Kitchen With Water Softener
- Three Bedrooms
- W.C, En Suite & Family Bathroom

Situated in Long Stratton, a South Norfolk village, where there is an extensive range of everyday shopping amenities and local bus and road links. Schooling can be found close by, with a fully equipped gym and a range of keep fit classes, doctors surgery, post office, dentist and veterinary practice



The A140 leads to both Norwich and Diss, with both offering a main line railway station serving London Liverpool Street.

SETTING THE SCENE

With a well stocked front garden, an adjacent brick-weave driveway offers off road parking for two vehicles, with access leading to the adjoining garage and gated rear garden.

THE GRAND TOUR

Once inside, the hall entrance is finished with wood effect flooring underfoot, with stairs rising to the first floor landing, and a useful built-in storage cupboard below. A recessed barrier mat creates the ideal family friendly entrance with a window facing the side offering excellent natural light. A ground floor W.C leads off to one side, with a modern white two piece suite including tiled splash-backs and continued wood effect flooring. The kitchen sits to the front of the property with an L-shaped arrangement of wall and base level units, with integrated cooking appliances including an inset electric ceramic hob and built-in electric double oven with a glass splashback and extractor fan above. Wood effect flooring continues underfoot with splash-backs running around the work surface and space provided for a fridge freezer and washing machine. A door takes you into the L-shaped sitting/dining room which can also be accessed from the main hall entrance, with the seamless flow of wood effect flooring underfoot. A full stretch of bi-folding doors offer panoramic garden views and floods the room with excellent natural light, with ample room for soft furnishings and a dining table. A useful built-in cupboard sits to one side housing the heating system.

Heading upstairs, the carpeted landing includes a side facing window and built-in airing cupboard, with loft access hatch above, and doors leading to the three bedrooms.

The main bedroom sits to the rear with fitted carpet underfoot and a built-in ensuite shower room, including a white three piece suite with a thermostatically controlled shower and contrasting tiled splash-backs. The second and third bedrooms are both finished with fitted carpet, with the larger room including a full height window to front with attractive views across the development. Completing the property is the family bathroom with a white three piece suite including a shaped panelled bath with a thermostatically controlled shower and glazed shower screen, with contrasting tiled splash-backs and tiled effect flooring underfoot.

FIND US

Postcode : NR15 2DY

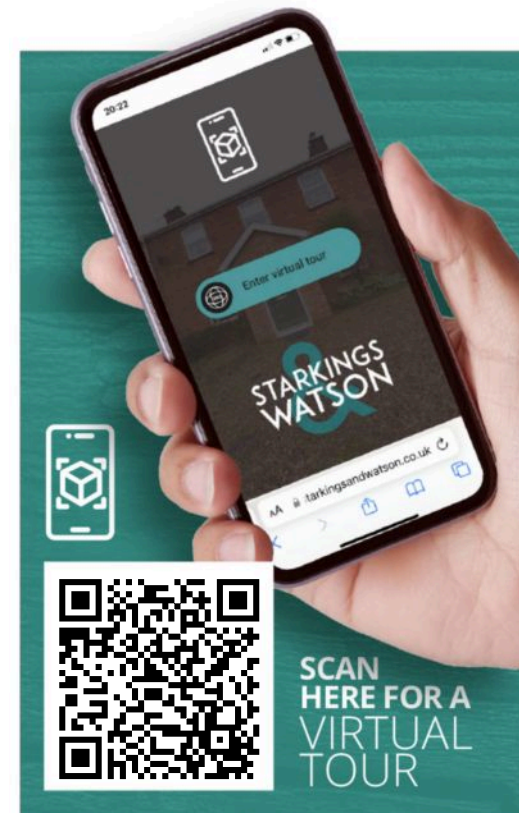
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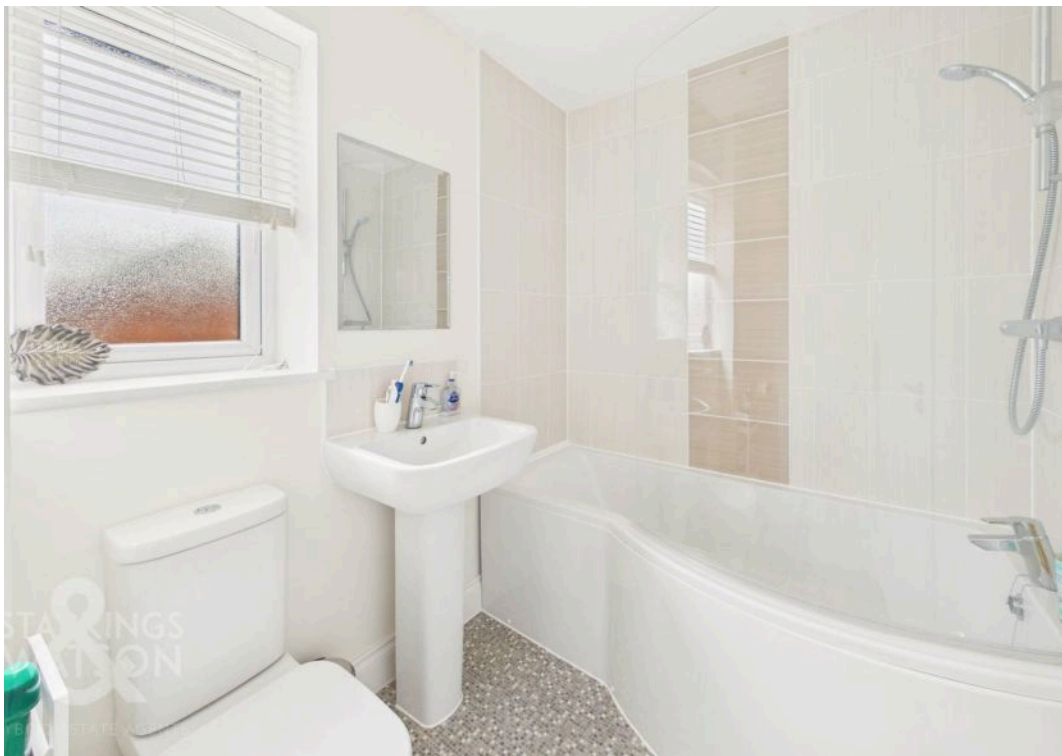
VIRTUAL TOUR

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

AGENTS NOTES

The land to the rear of the property forms part of a new residential development. We understand the property to the rear will sit side onto the boundary, but potential purchasers should make their own enquiries.



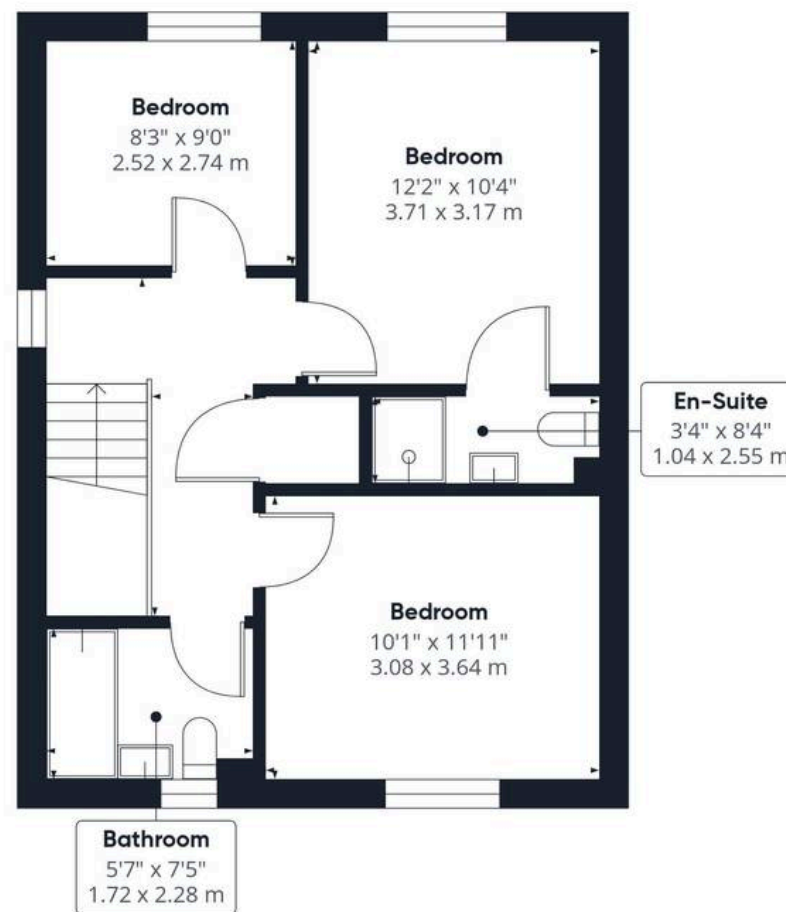
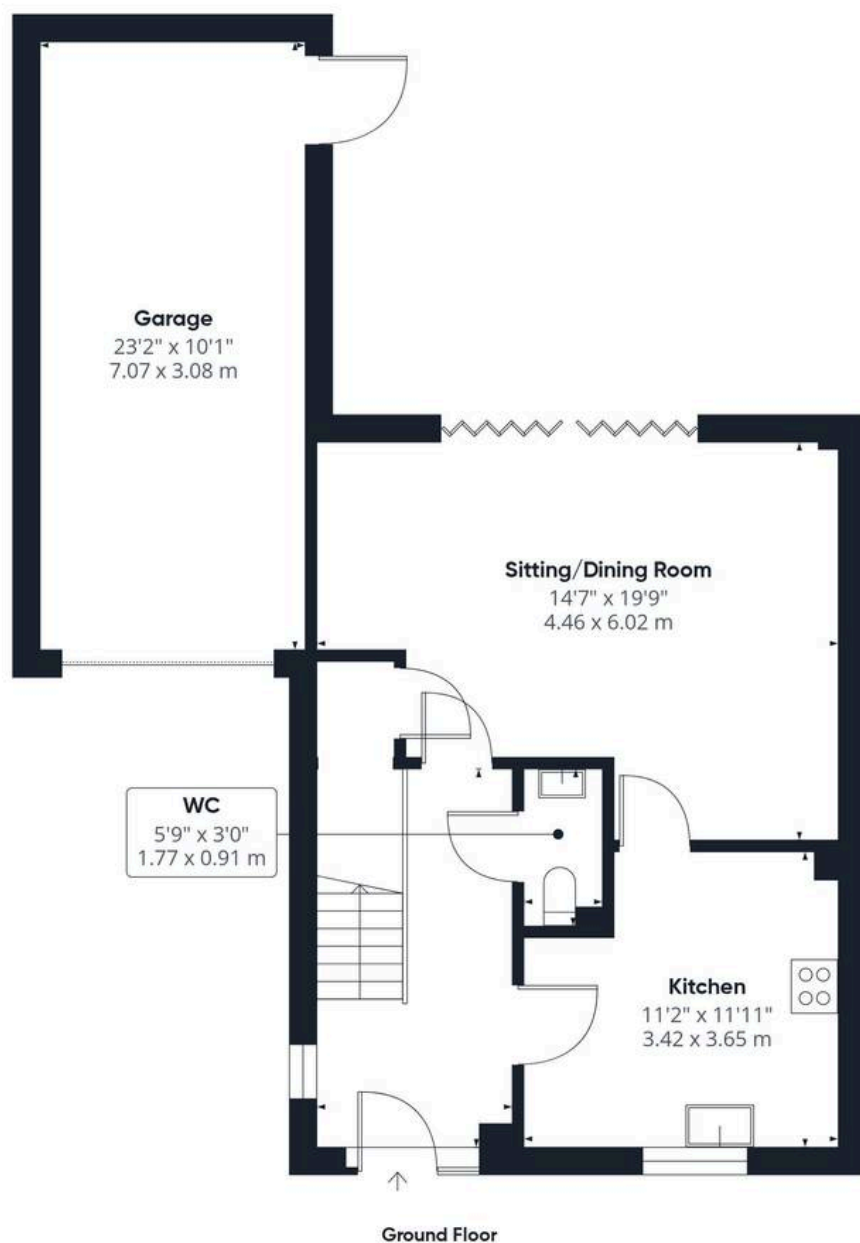




THE GREAT OUTDOORS

The rear garden is fully enclosed with timber panel fencing, having been landscaped to include a full width patio leading from the sitting room, flowing around to the adjacent garage and gated rear access. The garden is laid to lawn with enclosed timber fence boundaries, with raised beds to one side. The garage itself offers an extra length space with an up and over door to front, storage above, power and lighting.





Floor 1

Approximate total area⁽¹⁾
1216 ft²
112.8 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.

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