



1 Grebe Drive, Chedgrave

Norwich



Minors & Brady

1 Grebe Drive

Chedgrave, Norwich

In a calm corner of Chedgrave sits a chain-free detached three-bedroom home that feels immediately inviting, shaped by generous proportions, well-presented interiors and a sense of ease throughout. Living spaces unfold in a natural way, from the spacious kitchen and breakfast room with its integrated appliances to the sitting room opening through double doors before extending again into a light-filled conservatory. Upstairs, the main bedroom offers quiet comfort with its fitted wardrobe and private en suite, joined by two further well-sized rooms. Enclosed garden levels create a peaceful outdoor setting, while a detached garage and private driveway add valuable convenience. With appeal that suits first-time buyers, families or investors, all within moments of village high street shops, a popular pub, everyday essentials and open green spaces, this is a home that brings lifestyle and location together in a very appealing way.

Location

Grebe Drive sits within a calm residential pocket of Chedgrave, giving you an easy setting close to everyday essentials and green open spaces. The village offers a friendly high street with shops, a popular pub and everyday services, while larger amenities in Loddon are only a short distance away for supermarkets, cafés and schools. Riverside walks along the River Chet add a pleasant outdoor setting, and access to the A146 keeps travel into Norwich or Beccles straightforward. Families benefit from well-regarded local schooling and plenty of outdoor spots for weekend activities. Regular bus links support simple day-to-day travel and help connect you with neighbouring villages. The wider Broads network is also within easy reach, which adds another level of appeal for those who enjoy time by the water.

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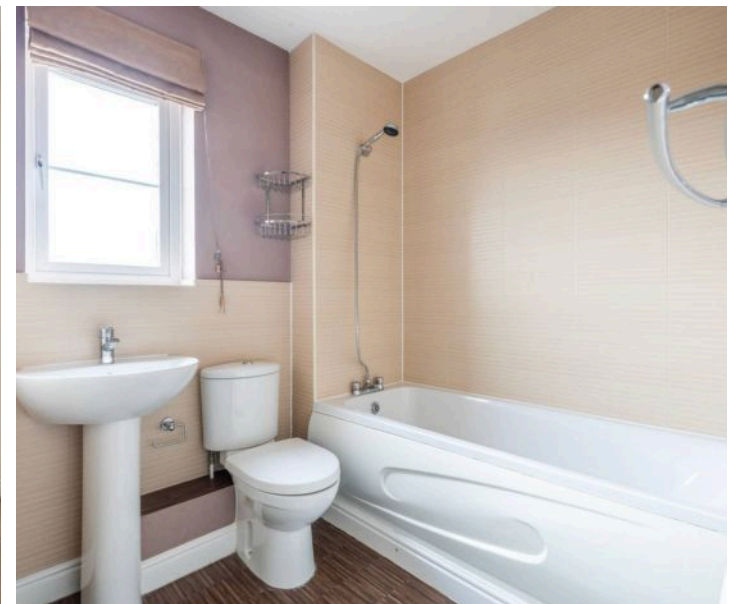
Stepping inside, the entrance hall immediately sets a calm and inviting atmosphere with soft fitted carpet, smooth wall finishes and crisp white doors leading throughout the ground floor. A useful built-in cupboard sits beneath stairs, adding everyday practicality, while the WC provides a neat ground-floor facility with a pedestal basin, tiled splashback and close-coupled toilet.

Moving through the home, you arrive in a spacious kitchen and breakfast room that spans the full length of one side of the house, offering a generous and well-arranged environment for cooking, dining and daily living. Fitted cabinetry provides extensive storage along both walls, paired with integrated features that include a double oven, gas hob, stainless steel extractor hood, integrated dishwasher and tall built-in housing for refrigeration appliances. Tiled splashbacks and a hardwearing tile effect floor complete this space, while a rear door gives direct access to the enclosed garden and a front aspect window brightens the dining area.

From the hall, double doors open into the sitting room, a comfortable space centred around a feature fireplace with an elegant stone-style surround and fitted carpet underfoot. French doors at the far end lead into a conservatory, allowing natural light to fill the room and offering an easy connection to the additional living space.

The conservatory brings an airy feel with full-height glazing and a pitched roof that enhances brightness throughout the day. A tiled floor keeps the room practical, and double doors open to the garden, giving a smooth link between indoor and outdoor living and offering an inviting setting for everyday use.

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Upstairs, the landing feels spacious and well-connected, served by fitted carpet, an airing cupboard and access to all three. The main bedroom enjoys a peaceful setting along with a fitted wardrobe and its own en suite, complete with a tiled shower enclosure, pedestal basin and close-coupled toilet. Two further bedrooms sit at the front, one a comfortable double and the other a generous single, both finished with fitted carpet and natural light. Family bathroom provides a calm setting with a fitted panel bath and overhead shower, pedestal basin and close-coupled toilet, finished in soft neutral tones and tiled surrounds.

Stepping outside, the enclosed rear garden offers a thoughtful mix of paved seating areas, raised beds and lawn, creating a setting that suits both relaxing and outdoor dining. Greenhouse sits neatly to one side, while pathways and differing levels add interest. Doors from the conservatory open directly onto the patio, allowing the garden to become a natural extension of the living areas.

With a detached garage and private driveway providing off-road parking, and a position within a popular location that offers easy access to local amenities in both Chedgrave and Loddon, this property brings generous living accommodation, attractive outdoor space and everyday convenience.

Agents notes

Sold freehold

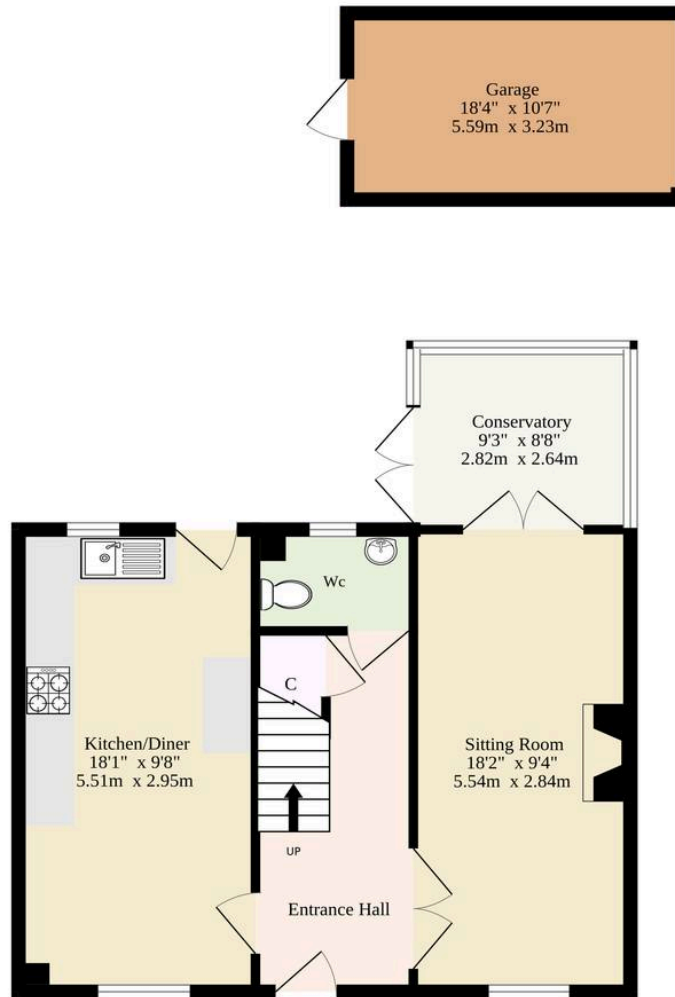
Connected to all main services

Gas Central Heating

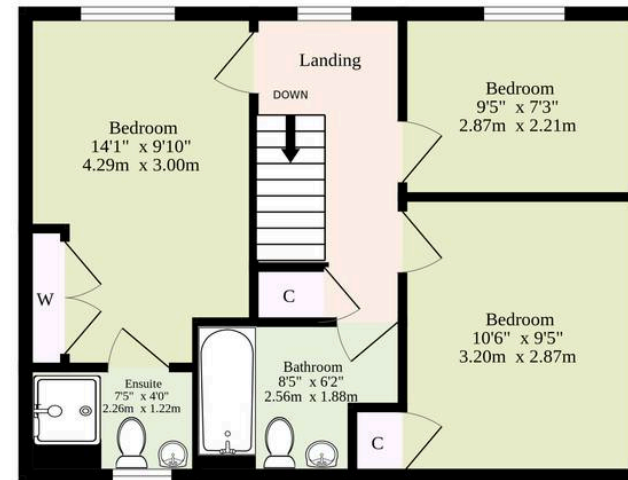


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Ground Floor
734 sq.ft. (68.2 sq.m.) approx.



1st Floor
479 sq.ft. (44.5 sq.m.) approx.



Sqft Includes Garage

TOTAL FLOOR AREA : 1213 sq.ft. (112.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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