



Old Road, Acle - NR13 3QW



Old Road

Acle, Norwich

Situated on the FRINGES of the VILLAGE this captivating DETACHED BUNGALOW enjoys a 0.37 ACRE PLOT (stms), boasting picturesque VIEWS that stretch AS FAR AS THE EYE CAN SEE. This residence offers approximately 1040 Sq. ft (stms) of generously proportioned accommodation, with potential to EXTEND and REMODEL, providing endless possibilities for personal customisation. with a CENTRAL PORCH and HALL ENTRANCE. Welcoming you upon entry is the 22' BAY FRONTED SITTING ROOM, providing the ideal space for relaxation with its abundance of natural light. The L-SHAPED KITCHEN showcases panoramic FIELD VIEWS, offering a delightful backdrop. Accommodation continues with THREE generously sized DOUBLE BEDROOMS, ensuring ample space for both residents and guests. Completing the interior is a convenient SHOWER ROOM. Step outside into THE GREAT OUTDOORS, where the rear garden beckons with its expansive lawn, interwoven with a hard standing footpath. Bordering this green oasis are timber panel fencing and mature hedging, framing UNOBSTRUCTED VIEWS of the adjacent marshland and fields.



Council Tax band: TBD

Tenure: Freehold

- Detached Bungalow with Stunning Views
- Approx. 0.37 Acre Plot (stms)
- Approx. 1040 Sq. ft (stms) of Accommodation
- 22' Bay Fronted Sitting Room
- L-Shaped Kitchen with Panoramic Field Views
- Three Double Bedrooms
- Shower Room
- Potential to Extend & Remodel

This sought after location in the village of Acle, with an abundance of amenities and amazing transport links. With regular buses to Norwich and Great Yarmouth, the A47 only a short drive, and the benefit of the train station within a short walk. Local amenities include shops, eateries, and schools up to Secondary level. Various activities including tennis, bowls club and a social club can be found locally, as well as a range of activities for retirees such as lunch clubs, arts and crafts, and library.

SETTING THE SCENE

Set back from the road and approached via an in and out driveway, a well kept mature hedged boundary offers screening from the road, with a semi-circle of grass abutting the driveway. Gated access into the rear garden sits next to the garage and main property.



THE GRAND TOUR

Heading inside, the porch entrance greets you with tiled flooring underfoot and a door taking you to the hall entrance which is complete with a recessed doormat and wood effect flooring. Immediately to your right as you enter is the formal sitting room offering dual aspect views via the front facing walk-in bay window and side facing sliding patio doors, with wood effect flooring flowing underfoot. Sitting beyond is the L-shaped kitchen offering a range of wall and base level units, with views over the adjacent fields and rear garden with integrated cooking appliances including an inset electric ceramic hob and built-in electric oven with an extractor fan over, with tiled effect flooring underfoot and the oil fired central heating boiler concealed to one side. The corner window creates a focal point to the room to enjoy the far reaching views, with a door leading out to the rear garden. The three bedrooms sit to the left hand side of the hallway, with the front main double bedroom including a walk-in bay window, the second bedroom being finished with fitted carpet, and third bedroom including wood effect floor underfoot and French doors leading out to the rear garden. The inner lobby area can be found at the end of the hallway, with a door taking you to the shower room which includes extensive built-in storage under the hand wash basin and walk in shower cubicle with an electric shower and tiled walls.

FIND US

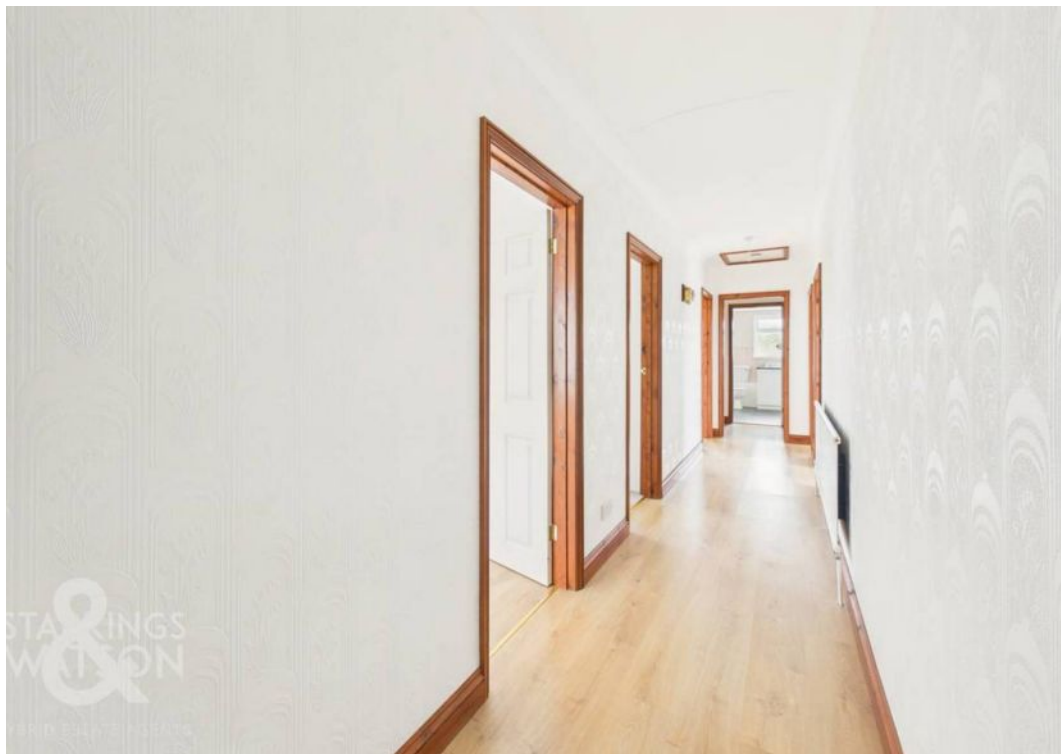
Postcode : NR13 3QW

What3Words : ///storybook.crafted.removed

VIRTUAL TOUR

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



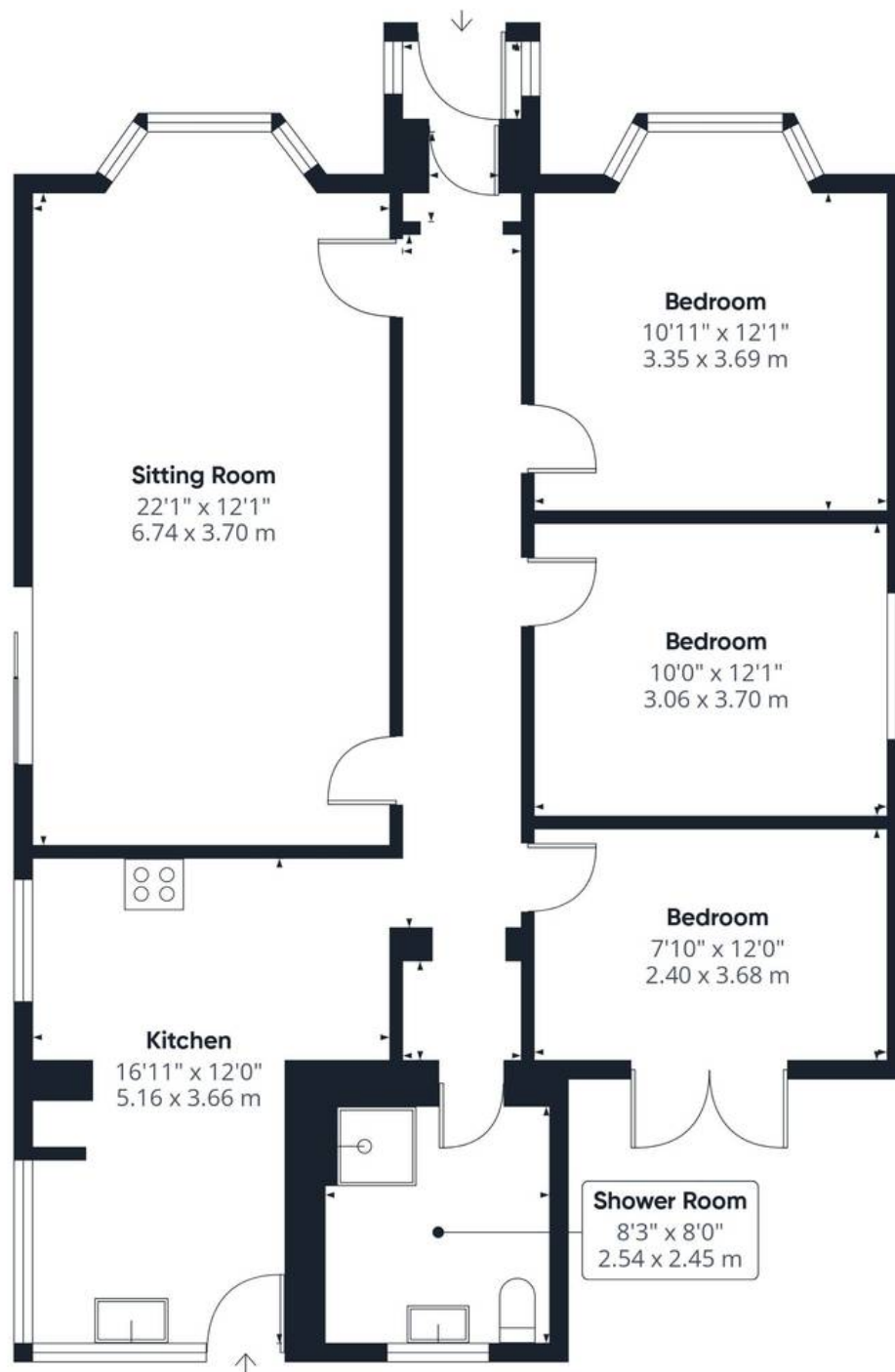




THE GREAT OUTDOORS

The rear garden is mainly laid lawn and includes a hard standing footpath which runs down the garden. Timber panel fencing and mature hedging can be found to the boundaries, with an open aspect over the adjacent marshland and fields. Two timber shed offer storage with various shingled seating areas. Gated access leads to the driveway, where an area ideal space for decking or patio has been created, with potential for a new owner to progress with the project. The garage building offers an up and over door to front, window to side, door to side, power and lighting.





Approximate total area⁽¹⁾

1040 ft²

96.4 m²

(1) Excluding balconies and terraces

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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