



Attleborough Road, Old Buckenham - NR17 1RF



Attleborough Road

Old Buckenham, Attleborough

NO CHAIN. This MID-TERRACE HOUSE offers an impressive living space totalling over 1625 Sq. Ft (stms) including a SEPARATE ONE BEDROOM ANNEXE and well proportioned main residence. The main residence boasts a conservatory area with UPDATED UPVC DOUBLE GLAZED WINDOWS before leading towards the central lobby and KITCHEN with INTEGRATED APPLIANCES plus a separate 16' SITTING ROOM and 14' DINING ROOM with UTILITY and WC. The first floor landing gives access to FOUR DOUBLE BEDROOMS with all having use of the THREE PIECE FAMILY BATHROOM plus EN-SUITE to the main bedroom. The annexe sits just behind the home, making the perfect space for those seeking MULTI-GENERATIONAL LIVING with one double bedroom, kitchen, SHOWER ROOM and open 19' SITTING & DINING ROOM. Externally, a tandem DRIVEWAY gives OFF ROAD PARKING in front of the GARAGE and WORKSHOP sat behind before the lawned garden reaches out creating the perfect spot to enjoy the summer sunshine.



Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

- No Chain
- Mid-Terrace House With Separate One Bedroom Annexe
- Total Living Accommodation Reaching Over 1625 Sq. Ft (stms)
- Separate 16' Sitting Room & 14' Dining Room
- Four Double Bedrooms In Main Residence
- Family Bathroom, En-Suite & Ground Floor WC
- 19' Sitting/Dining Room Plus Kitchen In Annexe
- Private Rear Garden With Large Driveway, Garage & Workshop

The market town of Attleborough has a great range of amenities including independent local shops, supermarkets, bars, doctors, transport links and schooling. Situated between Norwich and Thetford, access to the A11 offers a good link between Norwich, Cambridge and the A14 along with other major road links. The nearby popular market town of Wymondham is approximately 11 miles away with the Cathedral City of Norwich approximately 10 miles away.



SETTING THE SCENE

The access for the property comes towards the rear whilst an archway from the street takes you towards the off road parking and garden spaces. A large brick weave driveway sits in front of the garage giving the ideal space for off road parking whilst a carport extends out to the side with further drive and parking space towards the workshop and garden at the rear. The annexe sits just off to the side with a mixture of red brick, stone and flint frontage and two separate access points, one off from the kitchen and the other to the centre of the home.

THE GRAND TOUR

Entering to the main accommodation you are first greeted by a large conservatory style room with newly updated uPVC double glazed windows and carpeted flooring making an ideal further reception room or potential storage space with access coming to the utility room through a wooden door. Heading through from here the central hallway is the next place to greet you with wood effect flooring laid underfoot granting access to all living accommodation within the home as well as stairs for the first floor and handy under the stair storage cupboard. Stepping past the ground floor WC complete with low level radiator, the kitchen emerges offering a mixture of wall and base mounted storage units set around wooden worktops and tiled splashbacks whilst integrated appliances include an eye level oven with microwave and hob all built in featuring extraction above and space remaining with plumbing for a washing machine, tumble dryer or dishwasher and tall freestanding fridge/freezer. The two main reception rooms come to the left of the central hallway in a form of separate sitting and dining rooms both generous in size and laid with the same wood effect flooring. A red brick and solid timber beam archway separates the two living spaces whilst the sitting room overlooks the farmed fields towards the front of the home through double glazed windows with a red brick fireplace currently housing a cast iron wood burner for those cosier evenings. The first floor landing splits in both directions taking you into all four of the double bedrooms within the home whilst the three piece WC can be found to your left with shower head and glass screen mounted over the bath, wall mounted radiator and built in storage cupboard. Towards the front of the home the two smaller of the bedrooms can be found both laid with carpeted flooring and both overlooking the farm fields ahead.

Each room could accommodate a double bed with the smaller being the ideal nursery, home office or very well proportioned single bedroom if desired. The second largest of the bedrooms sits overlooking the rear gardens - again laid with carpeted flooring, this space is more than large enough for a double bed with additional soft furnishings. The main bedroom sits above the archway which leads towards the rear of the home giving a well proportioned double bedroom offering multiple built in storage spaces and wardrobes with access to a recently updated en-suite shower room featuring low level radiator and vanity storage.

The annexe sits just behind the property giving a versatile living space ideal for those seeking multi-generational living or hosting family and friends. A well lit kitchen features a part vaulted ceiling with Velux window above giving a mixture of wall and base storage space, storage units whilst leaving room for freestanding appliances and plumbing for a washing machine oven and hob and under the counter fridge with tiled splashbacks and inset chrome sink. The main area is a well proportioned 19' sitting and dining room with large carpeted floor space. This room is more than capable of hosting both a sitting and dining room suite whilst a second red brick fireplace houses a further cast iron wood burning fire. Sat just behind this is the double bedroom featuring a pitched ceiling with Velux window allowing natural light to fill the room and carpeted flooring whilst the shower room sits at the very rear with walk in shower unit and wall mounted radiator.

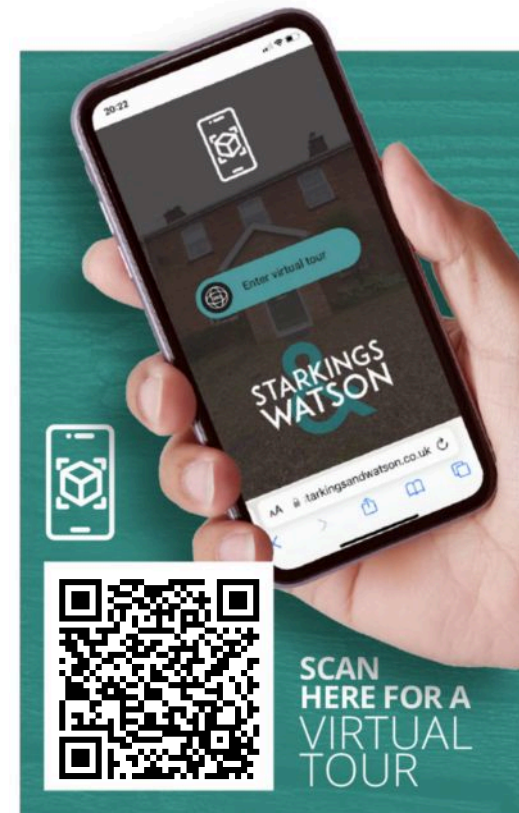
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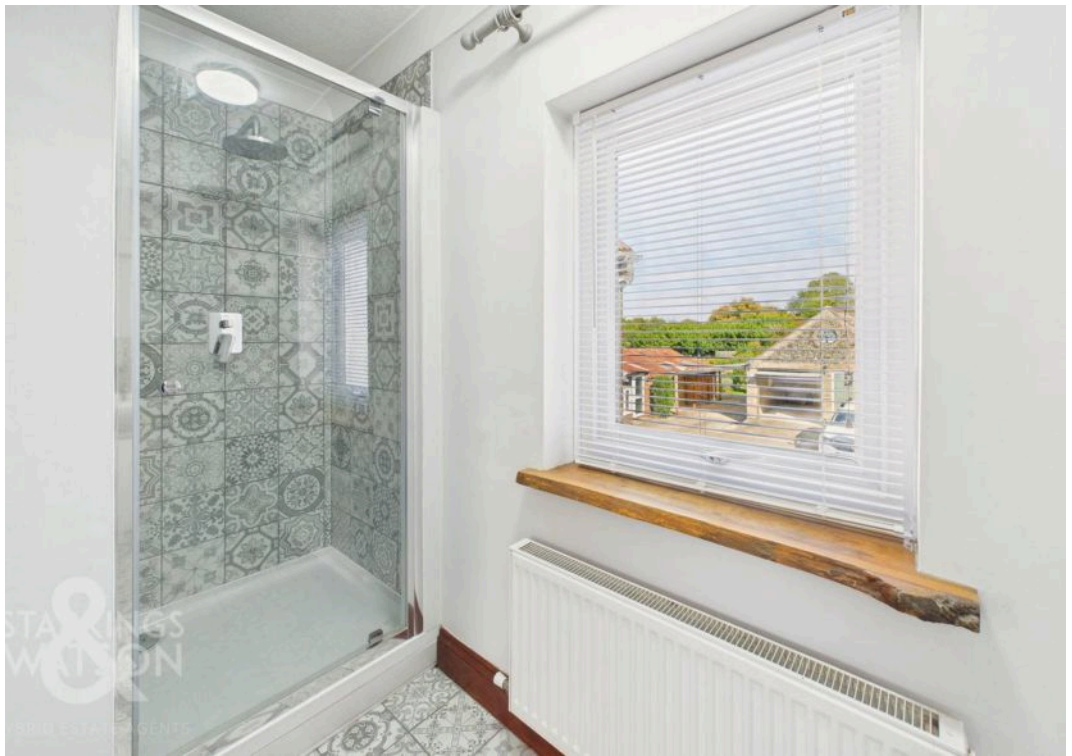
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VIRTUAL TOUR

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







THE GREAT OUTDOORS

The rear garden is generous in size and can be found through the rear of the carport heading past the large external workshop. The space is enclosed with a mixture of tall brick walls and timber fencing with mature hedges and plants to the side of the home adding both privacy and vibrancy whilst the open lawn space is accompanied by a raised flagstone patio at the very rear of the garden.





Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2



Ground Floor Building 3

Approximate total area⁽¹⁾

1853 ft²

172.1 m²

Reduced headroom

7 ft²

0.6 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

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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