



Holman Close, Aylsham, Norwich, NR11 6DD

welcome to

Holman Close, Aylsham, Norwich

A spacious 4 Bedroom Detached House in the market town of Aylsham offering flexible internal accommodation, off-road parking, single Garage, attractive gardens and the added benefit of Solar Panels.



Description

Don't miss this deceptively spacious & extended detached home, set in a sought after cul-de-sac location in the popular market town of Aylsham. Internally the property enjoys accommodation to include a generous Living Room with gas fire, Conservatory, Kitchen/Diner, separate Utility & Cloakroom to the ground floor, whilst upstairs offers 4 Bedrooms and a Family Bathroom. Outside has a driveway providing off-road parking, single Garage and an enclosed rear garden. The property further benefits from Solar Panels.

Aylsham is a historic market town in Norfolk, situated on the River Bure about 10 miles north of Norwich. Known for its charming Georgian architecture and strong community spirit, the town features a traditional market square, independent shops, and regular local markets. Nearby attractions include Blickling Estate, a grand National Trust property. Aylsham also serves as a stop on the Bure Valley Railway, offering scenic steam-train journeys through the Norfolk countryside.

Entrance Hall

Front door opens into hall with stairs to first floor, understairs cupboard, wood effect flooring & radiator. Doors to Living Room & Kitchen.

Living Room

22' 3" x 10' 10" (6.78m x 3.30m)

Gas fire with surround, TV point, radiator, front aspect double glazed window & sliding doors to Conservatory.

Conservatory

Double glazed windows to 3 sides, tiled flooring and double glazed doors to outside.

Kitchen / Diner

17' 4" x 8' 10" + recess (5.28m x 2.69m + recess)

Fitted with a range of wall & base units, work surface over with stainless steel sink & drainer unit, gas hob with cooker hood over, double electric oven, fitted microwave, integrated dishwasher & integrated fridge/freezer. Wood effect flooring, double doors to outside & door to Utility.

Utility

Fitted with wall & base units, work surface over with stainless steel sink & drainer and plumbing for washing machine and extractor fan. Side aspect double glazed window, door to outside & door to Cloakroom.

Cloakroom

Suite comprising low level WC, wash basin, heated towel rail, double glazed window & extractor.

First Floor Landing

Loft access, airing cupboard and doors to Bedrooms & Bathroom.

Bedroom One

10' 10" x 14' 4" (3.30m x 4.37m)

Radiator, aerial outlet & front aspect double glazed window.

Bedroom Two

10' 11" x 11' (3.33m x 3.35m)

Radiator, aerial outlet & rear aspect double glazed window with view over rear garden.

Bedroom Three

10' 10" x 10' 5" (3.30m x 3.17m)

Over stairs cupboard, aerial outlet, radiator & front aspect double glazed window.

Bedroom Four

10' 10" x 7' 11" (3.30m x 2.41m)

Radiator & rear aspect double glazed window.

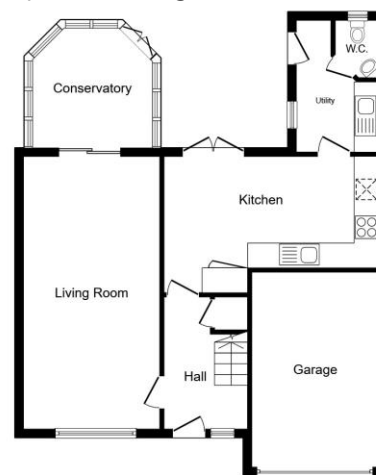
Bathroom

Suite comprising low level WC, wash basin, bath with mixer tap & shower attachment and separate shower cubicle. Wood effect flooring, radiator & rear aspect double glazed window.

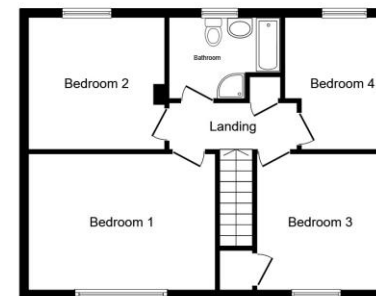
Outside

To the front of the property is a driveway providing off-road parking and leading to a single Garage which has an electric door. There is access to the rear garden via the side of the property.

The rear garden has a patio area, 2 sheds, Summer House with main power, greenhouse and is mainly laid to lawn.



Ground Floor



First Floor

Total floor area 131.3 m² (1,413 sq.ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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welcome to

Holman Close, Aylsham, Norwich

- Detached 4 Bedroom House
- Living Room, Conservatory & Kitchen/Diner
- Utility, downstairs Cloakroom & upstairs Bathroom
- Driveway Parking & Single Garage
- Attractive Gardens
- Benefits from Solar Panels
- Cul-de-Sac Location in a Sought After Market Town

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£400,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
AYS110069 - 0004

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01263 735252



Aylsham@williamhbrown.co.uk



23 Market Place, AYLSHAM, NORWICH,
Norfolk, NR11 6EL



williamhbrown.co.uk