



The Street, Brundall, Norwich, NR13 5LP

welcome to

The Street, Brundall Norwich

AN EXTREMELY WELL PRESENTED AND DETACHED BUNGALOW located within easy access of the train station. The property has been highly upgraded throughout, including features such as EV car charging point, woodburner and Worcester pressurised boiler.



Agents Note

This property has been deliberately designed to be disability friendly, there are low profile thresholds to all internal & access doorways with a one level garden creating wheelchair friendly access!

Entrance Hall

Double glazed door to front, doors to all rooms, loft access and radiator.

Master Bedroom

12' 9" into recess x 13' 5" into bay (3.89m into recess x 4.09m into bay)

Double glazed bay window to front aspect, fitted storage and wall mounted air conditioning unit.

Bedroom Two

13' 4" into bay x 13' (4.06m into bay x 3.96m)

Double aspect with a bay window to front and wall mounted air conditioning unit.

Kitchen/ Diner

11' 9" x 13' (3.58m x 3.96m)

Double glazed window to side, fully fitted benchmark kitchen range of wall and base units with soft close drawers and cupboards, 40 mm solid oak kitchen work top with upstands, one and a half bowl with mixer tap, space for range master five ring cooker, extractor unit and wall mounted air conditioning unit.

Walk In Pantry

4' 9" x 13' (1.45m x 3.96m)

Double glazed window to side with shelving units, water softener and reverse osmosis water filtration system and fspace for a fridge/ freezer.

Lounge

17' 4" x 11' 9" (5.28m x 3.58m)

Double glazed window to side aspect with feature woodburner on a polished 30 mm granite hearth and feature LED ceiling lighting.

Conservatory

9' 5" x 21' (2.87m x 6.40m)

UPVC double glazed with brick built base, 100 mm celotex flooring and double doors to garden.

Bedroom Three

10' 2" x 11' 7" (3.10m x 3.53m)

Double glazed window to side aspect.

Bedroom Four/ Study

11' 8" x 11' 2" (3.56m x 3.40m)

Double glazed doors to conservatory.

Utility Room

5' 8" x 5' 6" (1.73m x 1.68m)

Double glazed window to side, wall and base units, solid oak work surfaces, sink set within cabinetry unit, mixer tap, plumbing for washing machine and tumble dryer.

Bathroom

Double glazed window to side, suite comprising of paneled bath with mixer tap, free standing walk in shower cubicle, low level W/C, wash hand basin and heated ladder style towel rail.

Cloakroom

Double glazed window to rear aspect, low level W/C and wash hand basin.

Garage

17' 6" x 9' 7" (5.33m x 2.92m)

Garage with up and over door, light, power and electric sockets outside the garage.

Agents Note

The property also benefits from having CCTV throughout the property and gardens as well as a hard wired alarm system and LED lighting throughout the property.



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The Street, Brundall Norwich

- Wheelchair friendly! Low profile thresholds to all internal & access doorways with a one level garden!
- Zappi EV charging point
- Honeywell evo home heating system
- Garage
- Four double bedrooms

Tenure: Freehold EPC Rating: D

£440,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
NOR140380 - 0007

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