









welcome to

Gurney Close, Norwich

A TRULY UNIQUE FOUR/ FIVE BEDROOM DETACHED FAMILY HOME nestled in a unique part wooded and secluded plot, which is approximately on a quarter of an acres (STMS). There is great spacious and flexible living. *** Viewings are highly recommended to fully appreciate this one off property!!













Entrance Door

Into generous entrance hall with feature beams.

Lounge

15' 11" x 12' 11" (4.85m x 3.94m)

Door to stairs to first floor (accessing three bedrooms and bathroom), highly impressive inglenook fireplace with wood mantle, exposed wood work and cast iron free standing woodburner.

Dining Room

16' x 12' 9" (4.88m x 3.89m)

Window to front aspect, radiator, exposed feature beams and built in storage cupboard.

Kitchen/ Breakfast Room

14' 4" x 10' 1" (4.37m x 3.07m)

Range of eye and base level kitchen units, stainless steel sink unit, stainless steel splashback, cooker, bespoke pine corner storage units, door to front aspect, window to front aspect and fridge/ freezer.

Utility Room

9' 2" x 8' 7" (2.79m x 2.62m)

Space for tumble dryer, space for washing machine, butler sink, stairs to bedroom five and door to bedroom four.

Bedroom Four/ Office

10' 5" x 10' 4" (3.17m x 3.15m) Double doors to garden.

Shower Room

Shower cubicle with mains fed shower, wash hand basin W/C and chrome ladder radiator.

Bedroom Five

10' x 9' 9" (3.05m x 2.97m)

Strip wood flooring, window to front aspect and walk in wardrobe.

Bedroom One

12' 10" x 8' 10" (3.91m x 2.69m)

Accessed form staircase in lounge, double aspect windows to front & side aspects and cupboard

housing gas fired boiler for heating & hot water.

Bedorom Two

10' 9" x 10' (3.28m x 3.05m) Window to rear aspect, double wardrobe and radiator.

Bedroom Three

13' x 6' 9" (3.96m x 2.06m)

Double aspect windows to rear & side aspects and radiator.

Bathroom

Paneled bath tub with mixer tap wash hand basin, W/C, tiled splashbacks and window to rear aspect.

Exterior

The property is situated down a private lane, to the front there is parking for approximately two vehicles with gated access to the main garden.

To the rear, the garden is mainly laid to lawn with mature shrub beds & borders and mature trees. There is also a summerhouse and a large covered area with workshop.

There is also a detached workshop/ barn with cast iron woodburner perfect for home working or conversion into a further leisure space.





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Gurney Close, Norwich

- Truly outstanding four/ five bedroom detached family home
- Private lane setting
- Quarter of an acre plot (STMS)
- Feature beams and white & bright decoration throughout
- Easy annexe potential

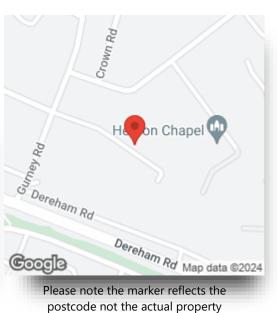
Tenure: Freehold EPC Rating: C

£475,000









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01603 760044



norwich@williamhbrown.co.uk



5 Bank Plain, NORWICH, Norfolk, NR2 4SF



williamhbrown.co.uk

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.