



Broads Haven The Street,Sutton Norwich NR12 9RF

welcome to

Broads Haven The Street, Sutton Norwich

Three Bedrooms, detached bungalow, a living room with wood burner, kitchen along with a family bathroom, large driveway, garage and garden with field views.



****EXCELLENT FAMILY HOME** Detached Bungalow in North Norfolk waterside hamlet of Sutton village, just moments away from the amenities of the nearby town of Stalham. Set back from the road, this charming detached three-bedroom bungalow offers the perfect blend of countryside tranquillity and convenience with a living room and wood burner, kitchen, bedrooms and a family bathroom. There is a large driveway, garage and garden with field views. Whether as family home or an ideal place to escape to the country, Sutton benefits from its neighbouring villages where the local amenities include schools, high streets with various independent shops, superstore and petrol station as well as public transport links into Norwich city centre. Give us a call to get a viewing arranged!**

village just moments away from the amenities of a nearby town, this charming detached three-bedroom bungalow offers the perfect blend of countryside tranquillity and convenience.

Entrance Porch

There is tiled flooring, a radiator, a window and a door to the property. There is plenty of space for coat and show storage.

Entrance Hall

Leading to bedrooms, living room, bathroom and kitchen with loft access. There is a ladder to the loft and wooden flooring.

Living Room

23' 7" x 14' 6" (7.19m x 4.42m)

The Living room has wood flooring, a window to the front and side, a radiator, and a multi-fuel burner. There is space for a large dining table.

Kitchen

12' 4" Max x 10' 11" Max (3.76m Max x 3.33m Max)

The kitchen has tiled flooring, matching base and wall units with worktop over, a sink and drainer, space and plumbing for a washing machine, dishwasher and tall fridge freezer, an integral electric oven with hob. There is a ceiling light, a window and an airing cupboard.

Bedroom One

11' 8" x 10' 6" (3.56m x 3.20m)

There is a window to the front, wood flooring, fitted wardrobes. a ceiling light and radiator. Please note, the measurements have been taken up to the wardrobes.

Bedroom Two

11' 4" x 7' 4" (3.45m x 2.24m)

Bedroom two has laminate flooring, a ceiling light, windows and door to the rear and a radiator.

Bedroom Three

10' 6" Max x 9' 6" Max (3.20m Max x 2.90m Max)

The third bedroom has laminate flooring, a window to rear, a ceiling light and a radiator. Please note, there is a small step down when you enter this bedroom.

Bathroom

There is a window to the rear, tiled flooring, a large bath with shower over, a sink and toilet, tiled walls a heated towel rail and ceiling spotlights.

Exterior

To the front, the property is set back from the road allowing privacy and ample parking. There is a gravel driveway leading to the garage, along with a large timber outbuilding with power and lighting. There is a nice area laid to lawn with planted trees and a wood store.

To the rear, there is an established garden which is laid to lawn, planting areas, and a fantastic, undisturbed field views. There is access to the front on both sides of the property.

Garage

The Garage has lighting and electrics in.



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.focalagent.com



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welcome to

Broads Haven The Street, Sutton Norwich

- Spacious Detached Bungalow
- Ample Parking and Garage
- Established Garden with Field Views
- Spacious Living Room with Wood Burner
- Timber Outbuilding with Electric

Tenure: Freehold EPC Rating: F
Council Tax Band: C

£375,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NWS103276 - 0010

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