



Red Hall Bungalow

Beeston, Norwich, Norfolk, NR12 7BL

BROWN & CO



Red Hall Bungalow, Beeston, Norwich, Norfolk, NR12 7BL

A superbly positioned two-bedroom bungalow with detached garage and extensive gardens. Offered to the open market with no onward chain.

£295,000 Freehold



DESCRIPTION

Red Hall Bungalow comprises a detached property located in a superb, rural position surrounded by its associated gardens and open countryside. The whole is offered to market with no onward chain and is ready for immediate occupation but does require improvements throughout.

The accommodation is well arranged and briefly comprises entrance porch, sitting room, dining room, two double bedrooms, kitchen, family bathroom and a boot room. There is also a garage which is detached.

The whole is set well back from the minor road and is enclosed by mature hedging and a range of trees which form the boundary. The whole stands in approximately 0.4955 acres (stms) and will be of great interest to buyers keen to establishing themselves in a special place, with a great deal of privacy.

There is sufficient land surrounding the bungalow to adapt, extend and modernise the accommodation subject to the necessary consents. In addition, the estate have allocated additional land to the west providing ample garden for a larger dwelling.

Services – Mains water, private drainage (septic tank), oil fired central heating, mains electricity.

LOCATION

Located to the north of Norwich, and within easy reach of the new Northern Distributor Road, Red Hall Farm is well situated to access the City and the County. The property is within easy reach of the wide range of shopping, cultural and leisure facilities that the Cathedral City of Norwich provides being only 4 miles to the north of the City Centre. Norwich has a main line rail service to London Liverpool St with an approximate fastest journey time of 1 hour 40 minutes.

The property is located to the west of Beeston Park, the focal point of a major new community development with housing, leisure, retail and business space as well as large areas of green space, including Beeston Park itself. The parkland adjacent to the bungalow, is protected as green space within the masterplan, providing attractive pasture land views and a rural setting. Norwich airport, on the outskirts of the city, has an increasing number of flights to European destinations and International destinations via Schiphol.

DIRECTIONS

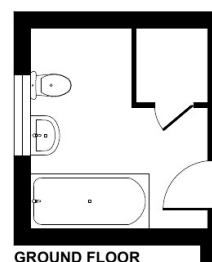
Leaving Norwich on the North Walsham Road heading towards Coltishall go past the traffic lights at the turning for White Women

Lane and continue towards Norwich Rugby Club. Go past Norwich Rugby Club and then take the next left onto Beeston Lane. Follow Beeston Lane for approximately 300 yards and Red Hall Bungalow is located on the left-hand side.

AGENT'S NOTES:

- (1) The photographs shown in this brochure have been taken with a camera using a wide angle lens and therefore interested parties are advised to check the room measurements prior to arranging a viewing.
- (2) Intending buyers will be asked to produce original Identity Documentation and Proof of Address before solicitors are instructed.
- (3) Intending buyers should be aware of the planned development in Beeston and more information can be found on the following website: <https://www.beestonpark.com/masterplan/>

VIEWING Strictly by prior appointment through the selling agents' Norwich Office. Tel: 01603 629871



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Approximate Area = 815 sq ft / 75.7 sq m

Garage = 227 sq ft / 21 sq m

Total = 1042 sq ft / 96.7 sq m

For identification only - Not to scale

Kitchen
12' (3.65)
x 8' (2.45)

Boot Room
7'10 (2.38)
x 5'5 (1.66)

Dining Room
13'8 (4.17)
x 9'2 (2.79)

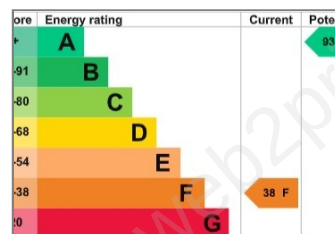
Bedroom 2
11' (3.36)
x 9'2 (2.79) max

Sitting Room
13' (3.97) max
x 10'6 (3.21)

Bedroom 1
13' (3.97) max
x 12'1 (3.69)

Garage
21'1 (6.42)
x 10'9 (3.28)

GARAGE



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025.
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Brown&Co

The Atrium | St George's Street | Norwich | NR3 1AB

T 01603 629871

E norwich@brown-co.com

BROWN & CO

Property and Business Consultants