WRIGHTONS BARN NEW ROAD
NORWICH, NR11 7BF

£2,850 PCM

Nestled in the charming village of Bessingham, just a short drive from the vibrant city of Norwich, this exquisite barn conversion on New Road offers a unique blend of rustic charm and modern living. With four spacious bedrooms, this property is perfect for families or those seeking a serene retreat in the countryside.

The barn conversion has been thoughtfully designed to retain its original character while incorporating contemporary comforts. High ceilings and large windows flood the living spaces with natural light, creating a warm and inviting atmosphere. The open-plan layout seamlessly connects the living, dining, and kitchen areas, making it ideal for entertaining guests or enjoying family time.

Each of the four bedrooms is generously sized, providing ample space for relaxation and privacy. The master suite features an en-suite bathroom, ensuring a tranquil haven for unwinding after a long day. The additional bedrooms are versatile and can easily be adapted to suit your needs, whether as guest rooms, a home office, or playrooms.

H
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Ground Floor
Floor area 151.7 sq.m. (1,633 sq.ft.)

Bedroom 2
6.20m x 4.90m
(20' 4" x 16' 1")

Lounge/Diner
8.10m x 7.85m
(26' 7" x 25' 9")

Kitchen
8.43m x 4.62m
(27' 8" x 15' 2")

En-suite
2.79m x 1.70m
(9' 2" x 5' 7")

Utility
2.03m x 1.5m
(6' 8" x 4' 3")

W.C.

First Floor
Floor area 83.3 sq.m. (897 sq.ft.)

En-suite
2.96m x 1.49m
(9' 8" x 4' 8")

Bedroom 1
5.69m x 4.62m
(18' 8" x 15' 2")

Landing

Bedroom 4
4.19m x 3.53m
(13' 9" x 11' 7")

Bedroom 3
5.69m x 3.58m
(18' 8" x 11' 9")

Bathroom
3.38m x 1.70m
(11' 1" x 4' 7")

Total floor area: 235.0 sq.m. (2,529 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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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Energy Efficiency Rating

		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			90
(69-80) C			
(55-68) D		75	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

England & Wales — EU Directive 2002/91/EC

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