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1 Page Road, Brundall, Norfolk, NR13 5QP

A beautifully refurbished semi-detached bungalow, having undergone a comprehensive programme of modernisation to create an ideal first home or a comfortable single-storey residence, perfect for couples with space for visiting friends and family.

Located in the popular riverside village of Brundall, the property is perfectly suited to those seeking life by the water, whether for peaceful relaxation or outdoor recreation. The village offers a wide range of amenities, including a primary school, medical practice, Co-op food stores, village hall, pubs, cafés, and restaurants, all within easy reach.

The bungalow is approached via a shingle driveway providing off-road parking alongside a neatly maintained lawn garden. To the rear, a paved terrace leads to a beautifully landscaped, south-facing garden featuring timber decking and a storage shed, creating a private and peaceful setting for relaxing or entertaining.

Internally, an entrance hallway provides access to two double bedrooms, a contemporary shower room, and a comfortable lounge with an adjoining kitchen/breakfast room. Bi-fold doors from the lounge overlook and open onto the rear terrace, creating a seamless connection between indoor and outdoor living.

The property also benefits from its proximity to the Mid Yare National Nature Reserve, and lies within half a mile of Brundall Gardens railway station and Brundall railway station, both offering direct services to Norwich, Great Yarmouth, and Lowestoft. Nearby dual carriageway routes also provide convenient access to the coast, making this an exceptional home combining countryside tranquility with everyday convenience.



Semi-Detached



Bungalow



Modern



1 Bathroom



1 Reception



2 Bedrooms



Tax Band B

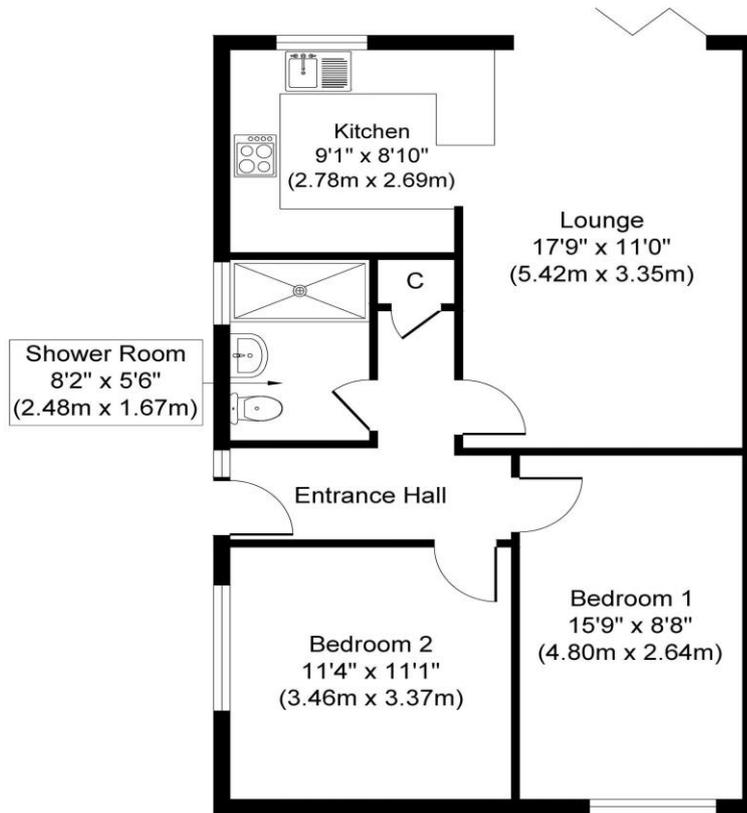


Off-Road
Parking



No
Garage





Approximate Floor Area
679 sq. ft
(63.11 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D		
39-54	E	54 E	
21-38	F		
1-20	G		

Stobart & Hurrell
 Horning Road West, Hoveton, Norfolk NR12 8QJ

www.stobarthurrell.co.uk
enquiries@stobarthurrell.co.uk
 01603 782 782





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