



Soheen Highland Road, Taverham

Offers in Region of £750,000

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Soheen Highland Road

Taverham, Norwich

A substantial and well-presented five-bedroom detached house with an integrated ground floor annexe, set within a generous and private plot in the sought-after village of Taverham.

Positioned well back from a quiet private road, the property enjoys a high degree of seclusion, while remaining conveniently placed for access to Norwich and the surrounding area. The inclusion of a thoughtfully designed annexe provides excellent versatility, ideally suited to multi-generational living, guest accommodation or home working.

The accommodation is well balanced and arranged to suit modern family life. A welcoming reception hall leads through to the principal reception spaces, including a generous dining room and a well-appointed, newly fitted kitchen with contemporary units and integrated appliances, forming the natural hub of the home. There is also access to the sitting room, together with a useful utility room and cloakroom. The annexe can be accessed directly from the main house, further enhancing the flexibility of the layout.





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On the first floor are four well-proportioned bedrooms, including a principal bedroom with en suite facilities. The remaining bedrooms are served by a well-appointed family bathroom.

The integrated annexe is a particular feature of the property and is arranged to include a sitting area, kitchenette, bedroom and bathroom, together with its own external door providing direct access to the garden, creating a comfortable and self-contained living environment.

Outside, the property is approached via a quiet private road, leading to a driveway providing ample parking. To the rear, the gardens are a notable feature, being fully enclosed and principally laid to lawn, complemented by mature planting and a patio area, ideal for outdoor dining and entertaining. The rear garden is of a particularly generous size, offering both privacy and space for a variety of uses. Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



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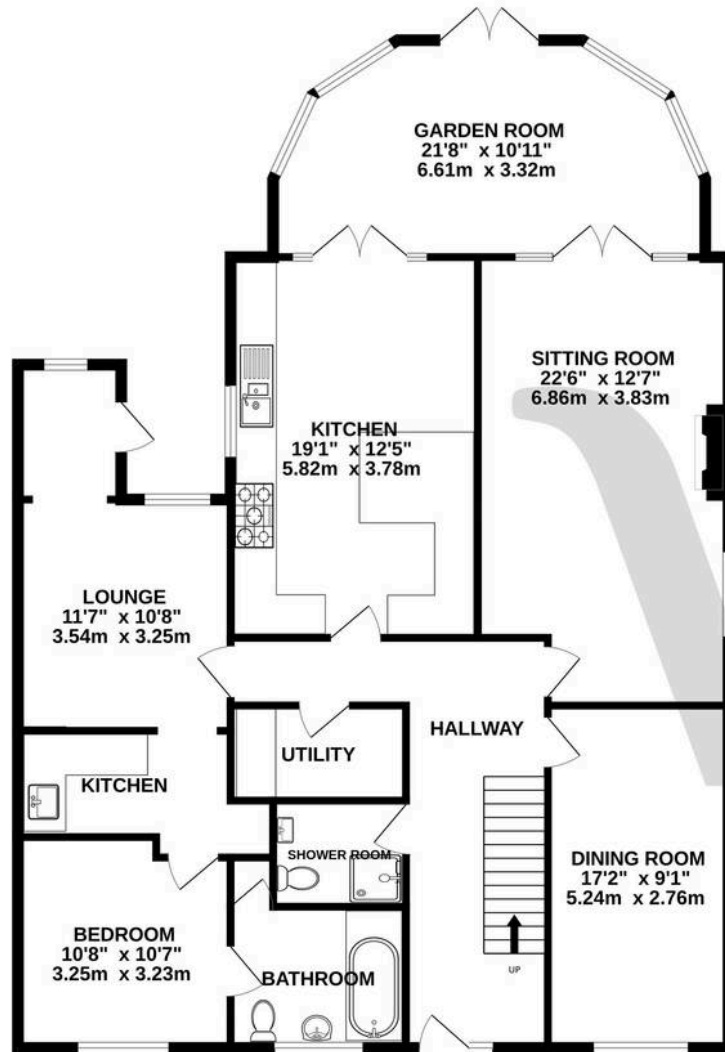
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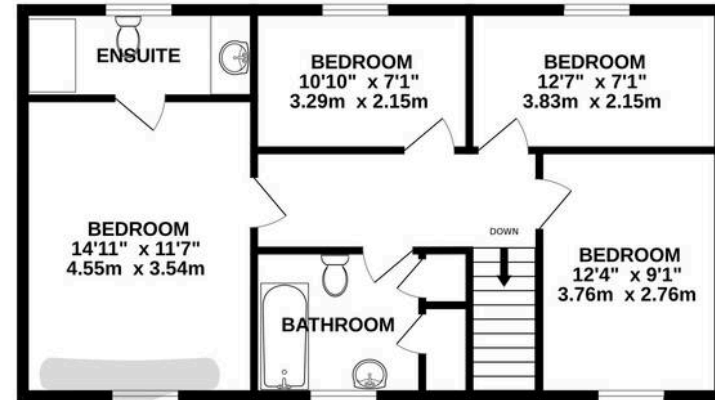
- Integrated ground floor annexe, accessible from the main house, ideal for multi-generational living or guests
- Set well back from a quiet private road in Taverham, enjoying a high degree of privacy
- Stylish, newly fitted kitchen with contemporary finishes
- Generous plot, rear garden in approx 120' with mature surroundings and a secluded feel
- Large garage/outbuilding to the rear and off road parking to the front
- Peaceful village location within easy reach of Norwich



GROUND FLOOR
1520 sq.ft. (141.2 sq.m.) approx.



1ST FLOOR
678 sq.ft. (63.0 sq.m.) approx.



TOTAL FLOOR AREA : 2197 sq.ft. (204.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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