



Blofield Corner Road, Blofield - NR13 4RT



Blofield Corner Road

Blofield, Norwich

NO CHAIN. With over 1100 Sq. ft (stms) of accommodation, this DETACHED BUNGALOW occupies a RURAL NON-ESTATE SETTING with ample PARKING and NON-OVERLOOKED GARDENS. With HUGE POTENTIAL to convert the LOFT AREA or EXTEND due to the bungalows CENTRAL POSITION on the plot (stp). The accommodation offers HARDWOOD FLOORING, and is FLEXIBLE, with a CENTRAL HALL leading to all rooms. The layout includes a 16' DUAL ASPECT SITTING ROOM, 14' main bedroom with BAY WINDOW, TWO FURTHER BEDROOMS, dining room/study, CLASSIC FITTED KITCHEN and re-fitted LARGE MODERN FAMILY BATHROOM with TILED SPLASH BACKS. The GARDEN is LAID TO LAWN with a PRIVATE ASPECT and raised timber DECKING with an adjacent SUMMER HOUSE.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D



- No Chain!
- Modernised Detached Bungalow
- Walking Distance to Shop & Schools
- Over 1100 Sq. ft (stms)
- Two Reception Rooms
- Three Bedrooms
- Private Non-Overlooked Gardens
- 8'5 X 3'3 Garage & Ample Parking

The Broadland Village of Blofield Heath is situated East of the Cathedral City of Norwich. The Village provides good transport links via both the Brundall and Lingwood railway stations along with regular buses travelling to both Norwich and Great Yarmouth. The Village along with the village of Blofield offers a wide range of amenities including a village school, local shops, garden centre and an Indian restaurant, and licensed family social club. Blofield Heath is conveniently located close to the Norfolk Broads and its extensive range of Leisure and Boating activities.



SETTING THE SCENE

Screened from the road behind mature high level hedging, a lawned frontage and planting can be found, with an adjacent shingle driveway which in turn leads to the gated rear garden and garage measuring 8'5 × 3'3.

THE GRAND TOUR

With a porch and hall entrance, hardwood flooring runs underfoot, with the L-shape hallway leading to all rooms. Starting with the sitting room, a feature brick open fire place creates a focal point to the room, with hardwood flooring and dual aspect windows to front and side. Adjacent is the Main Bedroom, finished with fitted carpet and a bay window to side - with a flexible use, a range of storage is built-in which can be used as wardrobes. The further two bedrooms are all a similar style, and offer fitted carpets. The dining room/study is finished with hardwood flooring for ease of maintenance. At the far end, the kitchen extends to 15', having been updated in a classic style, with integrated cooking appliances, and space for general white goods. Tiled splash backs and flooring are installed for ease of maintenance. The family bathroom completes the property, finished with four piece suite including a separate shower and bath, along with tiled splash backs and flooring.

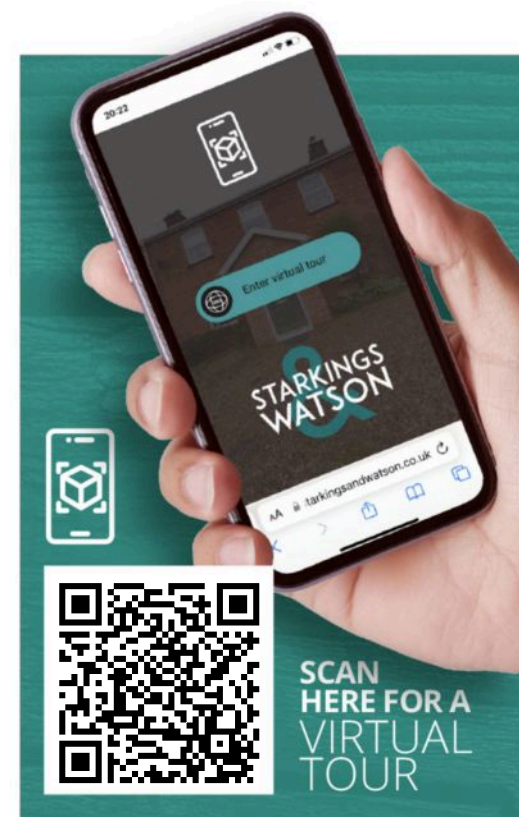
FIND US

Postcode : NR13 4RT

What3Words : ///smelter.unleashed.fidgeted

VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.







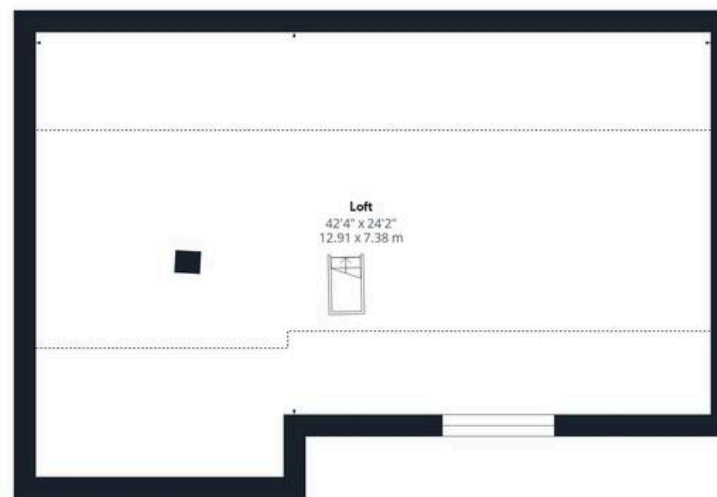
THE GREAT OUTDOORS

The rear garden is laid to lawn, private and non-overlooked. A variety of planting and shrubbery can be found around the garden, with raised planted borders and a timber storage shed. Raised timber decking offers seating with a timber summer house which is perfectly placed to soak up the summer sun. Access leads to the side of the property and garage which measures 8'5 x 3'3. The large garage includes an electric front door, led strip lighting, sockets and side entrance.





Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

2457 ft²
228.3 m²

Reduced headroom

544 ft²
50.5 m²

(1) Excluding balconies and terraces

Reduced headroom

----- Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Starkings & Watson Hybrid Estate Agents

2 Cucumber Lane, Brundall - NR13 5QY

01603 336556 • brundall@starkingsandwatson.co.uk • <http://starkingsandwatson.co.uk>

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