





Grove Walk, Norwich, NR1 2QF

william h brown

welcome to

Grove Walk, Norwich

Spacious three-bedroom detached home in a highly sought-after Norwich location. Featuring generous living accommodation, garden room, ample parking and easy access to the city centre, schools and local amenities.













Description

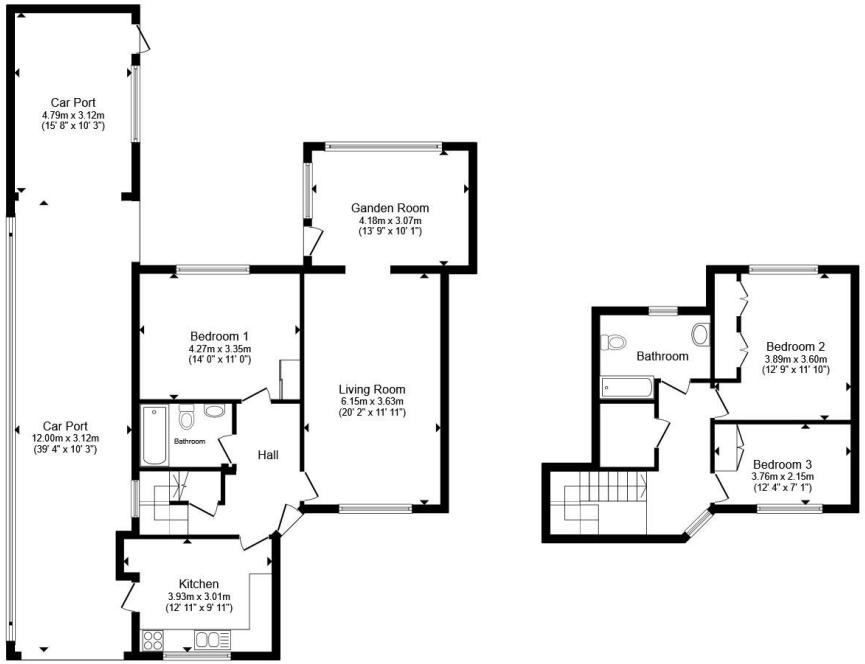
Situated in a highly desirable and sought-after residential location, this spacious three-bedroom detached family home offers an excellent opportunity for those seeking generous living accommodation within easy reach of Norwich city centre and a wide range of local amenities.

The property welcomes you with an entrance hall leading to a bright and impressive living room measuring over 20ft in length, providing the perfect space for both relaxing and entertaining. The well-proportioned kitchen offers ample storage and workspace, while the ground floor is further complemented by a versatile double bedroom and a convenient family bathroom. To the first floor are two additional double bedrooms, both offering comfortable accommodation, together with a modern family bathroom serving the upper floor. The layout provides excellent flexibility for growing families, home working or visiting guests.
Externally, the property continues to impress with a generous garden room, ideal as a home office, studio or hobby space. A substantial car port and ample off-road parking provide practicality and convenience for multiple vehicles.

The location is a particular feature, being within easy access of Norwich city centre, offering an extensive range of shopping, dining and leisure facilities. Excellent transport links, reputable schools and everyday amenities are all close at hand, making this an ideal home for families and those seeking a well-connected yet established residential area.

Agent's Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Ground Floor **First Floor**

Total floor area 119.2 m² (1,283 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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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welcome to

Grove Walk, Norwich

- CHAIN FREE
- Desirable location
- 3 Bedrooms (including master to the ground floor)
- Spacious living accommodation
- Generous plot
- Ample off road parking

Tenure: Freehold EPC Rating: C
Council Tax Band: E

offers in excess of

£575,000









Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
NOR144625 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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