



2 Red Admiral Way, Rackheath

£575,000 Freehold



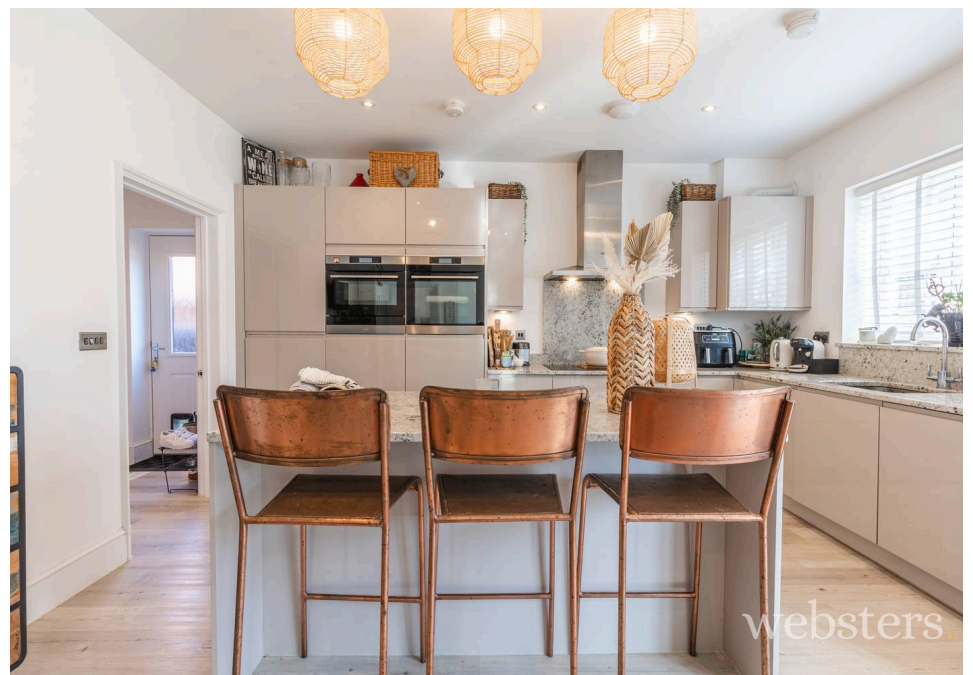
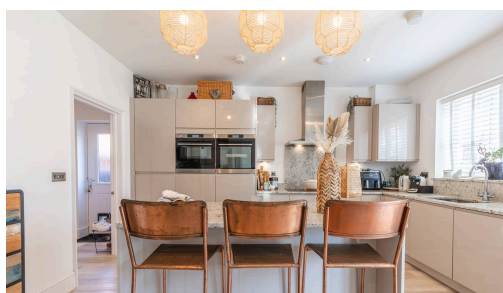
websters.

A stunning Georgian-style inspired five-bedroom detached house takes centre stage in this exquisite property listing. As you step inside, you are greeted by the grandeur of 9-foot ceilings and breath-taking tall sash windows that flood the rooms with natural light. The spacious open-plan kitchen/diner is a heart-warming focal point, complete with bi-fold doors that effortlessly extend the living space out to the south-facing garden. The kitchen boasts elegant granite worktops and top-of-the-line AEG appliances, making it a culinary haven for any aspiring chef. Two beautifully finished reception rooms, featuring Karndean flooring, offer versatile spaces for entertaining and relaxation. Practicality meets luxury with a convenient utility area and ground floor WC, ensuring every modern convenience is catered for. The property also boasts a double garage and ample off-road parking, a rare find for a home of such elegance and stature.

Outside, the magic continues with a private south-facing garden that



- › Stunning Georgian-style inspired five-bedroom home
- › Featuring impressive 9-foot ceilings and stunning tall sash windows
- › Spacious open-plan kitchen/diner with bi-fold doors leading to the garden
- › Kitchen with elegant granite worktops and top-of-the-line AEG appliances
- › Two beautifully finished reception rooms featuring Karndean flooring
- › Convenient utility area and ground floor WC
- › Double garage with ample off



Entrance hallway

A welcoming entrance hall that sets the tone for the rest of this stunning property. The space boasts stylish Karndean flooring and a radiator, offering both warmth and elegance. This inviting area flows effortlessly into the rest of the home, enhancing the sense of openness and comfort throughout.

Kitchen/diner

20' 9" x 14' 9" (6.32m x 4.50m)

A truly breath-taking open-plan living and entertaining area, beautifully designed with a striking kitchen island at its centre. The modern, fully fitted kitchen is expertly crafted with granite work tops providing the ideal setting for entertaining guests. It features underfloor heating, radiators, a full-length integrated fridge, separate integrated freezer, built-in cooker, integrated dishwasher, and a spacious sink—everything you need for a functional yet stylish cooking experience. A door at the rear provides easy access to the outdoor space, seamlessly blending the indoor living area with the garden. Convenient access to the utility room completes this perfect entertaining hub.

Utility room

8' 1" x 6' 0" (2.46m x 1.83m)

The space features stylish Karndean flooring and underfloor heating, adding warmth and elegance. A door to the side offers convenient access, while the utility area includes a washing machine and sink, ensuring practicality and ease for everyday tasks.

Living room

22' 2" x 11' 10" (6.76m x 3.61m)

A truly magnificent main reception room, bathed in natural daylight from the windows to the rear. The focal point of the room is a wood burner, offering both warmth and aesthetic charm. This spacious area creates an inviting atmosphere, ideal for family gatherings or relaxation. There is also an entrance leading into the kitchen/diner, enhancing the flow of the space.

Study

12' 3" x 10' 10" (3.73m x 3.30m)

A study featuring sash windows to the front, allowing plenty of natural light, and stylish Karndean flooring that adds warmth and character to the space.

Landing

Fitted with carpet, entrance to all rooms on this floor.

Principle bedroom

12' 7" x 11' 2" (3.84m x 3.40m)

The master bedroom is flooded with natural light

En-suite

The en-suite is equipped with a shower, toilet, and sink basin, and features vinyl flooring

Bedroom 2

11' 10" x 10' 11" (3.61m x 3.33m)

A double bedroom, laid with carpet, radiator and a sash window to the front aspect.

Bedroom 3

11' 10" x 10' 11" (3.61m x 3.33m)

A double bedroom, laid with carpet, radiator and window to the rear aspect.

Bedroom 4

12' 0" x 9' 10" (3.66m x 3.00m)

A double bedroom, laid with carpet, radiator and a window the the rear aspect.

Bedroom 5

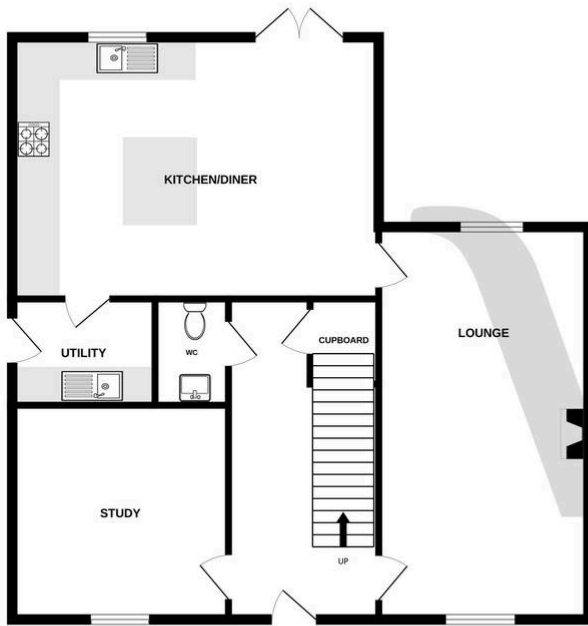
9' 10" x 8' 5" (3.00m x 2.57m)

Laid with carpet, radiator and a window to rear offering a cosy and comfortable space.

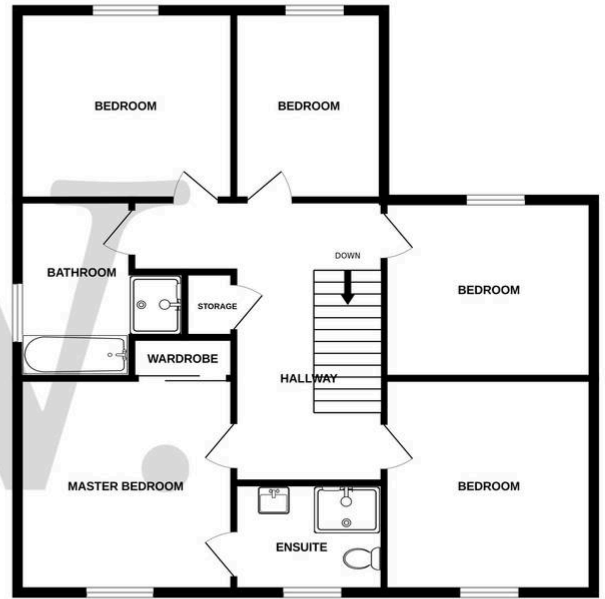
Section 21

Please note the vendor of this property is an employee of Websters of Norwich Ltd

GROUND FLOOR
939 sq.ft. (87.3 sq.m.) approx.



1ST FLOOR
943 sq.ft. (87.6 sq.m.) approx.



TOTAL FLOOR AREA : 1882 sq.ft. (174.9 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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