





House - Detached

93 NIGHTINGALE DRIVE, TAVERHAM, NORWICH, NR8 6TR

Price Guide

£375,000-£400,000

FEATURES

- Immaculate Extended Detached House
- Four/Five Bedrooms
- 18ft Lounge
- 16ft Refitted Kitchen/Dining Room
- Ensuite to Bedroom 2
- Refitted Bathroom
- Tandem Garage to the rear of the property
- Established Front Gardens
- Enclosed Rear Gardens
- Must be viewed

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THINK PROPERTY

4 Bedroom House - Detached located in Norwich

Nestled in the desirable area of Nightingale Drive, Taverham, this impressive extended detached family home offers a perfect blend of space, comfort, and modern living. With four generously sized double bedrooms, one with an ensuite and another with the potential for another ensuite, meaning this property is ideal for families seeking room to grow.

Upon entering, you are greeted by a spacious entrance hall, leading to all rooms on the ground floor including the reception rooms, providing ample space for relaxation and entertaining. The modern refitted kitchen/dining room is a true highlight, designed to cater to both culinary enthusiasts and family gatherings. The ground floor also features a convenient cloakroom, a utility room, and a versatile study that can easily serve as a fifth bedroom, accommodating various lifestyle needs.

The property boasts a well-appointed bathroom, ensuring that morning routines run smoothly for the whole family. Outside, the enclosed front and rear gardens offer a safe haven for children to play and for adults to unwind. The tandem garage provides additional storage or parking options, while the driveway comfortably accommodates a good sized vehicle.

This home is not just a place to live; it is a sanctuary that combines modern amenities with a welcoming atmosphere. With its prime location in Taverham, residents can enjoy the tranquillity of suburban life while being just a short distance from the vibrant city of Norwich. This property truly represents an exceptional opportunity for those looking to settle in a family-friendly community. Price Guide of £375,000-£385,000.

Entrance Hall
With front entrance door, radiator, doors leading to the Cloakroom, Utility Room, Kitchen/Dining Room, Sitting Room and Study/Bedroom 5 and stairs to the first floor.

Cloakroom
Fitted with a two piece suite comprising of low level w.c and had wash basin with radiator.

Utility Room
14'7 x 5'0

Kitchen/Dining Room
16'4 x 12'0
Fitted with a range of wall, base and drawer units with work surface over, tiled splashbacks, sink unit, space for range oven, extractor over, integrated fridge freezer, washing machine and dishwasher double glazed window to the front and side aspect, tiled floor, coving and radiator.

Lounge
18'2 x 12'0
With laminate flooring, radiator and double glazed window to the side aspect and doors to the garden.

Study/Bedroom 5
8'9 x 11'10
With double doors to the rear aspect and laminate flooring.

Landing
With window to the side aspect, coving and doors to all rooms.

Bedroom 1
16'2 x 10'4
With a double glazed window to the front aspect, dressing area, with a store which the owners were going to create an ensuite with.

Bedroom 2
16'2 x 10'5
With double glazed window to the front aspect, radiator and door to the Ensuite.

Ensuite
Fitted with a three piece suite comprising of low level w.c, wash basin and shower cubicle. Part tiled walls and heated towel rail.

Bedroom 3
11'10 x 10'6
With a double glazed window to the rear aspect and radiator.

Bedroom 4
11'11 x 10'6
With a double glazed window to the rear aspect and radiator.

Bathroom
Fitted with a four piece suite comprising of panelled bath, shower cubicle, low level w.c, wash basin with drawers under. part tiled walls and window to the side aspect.

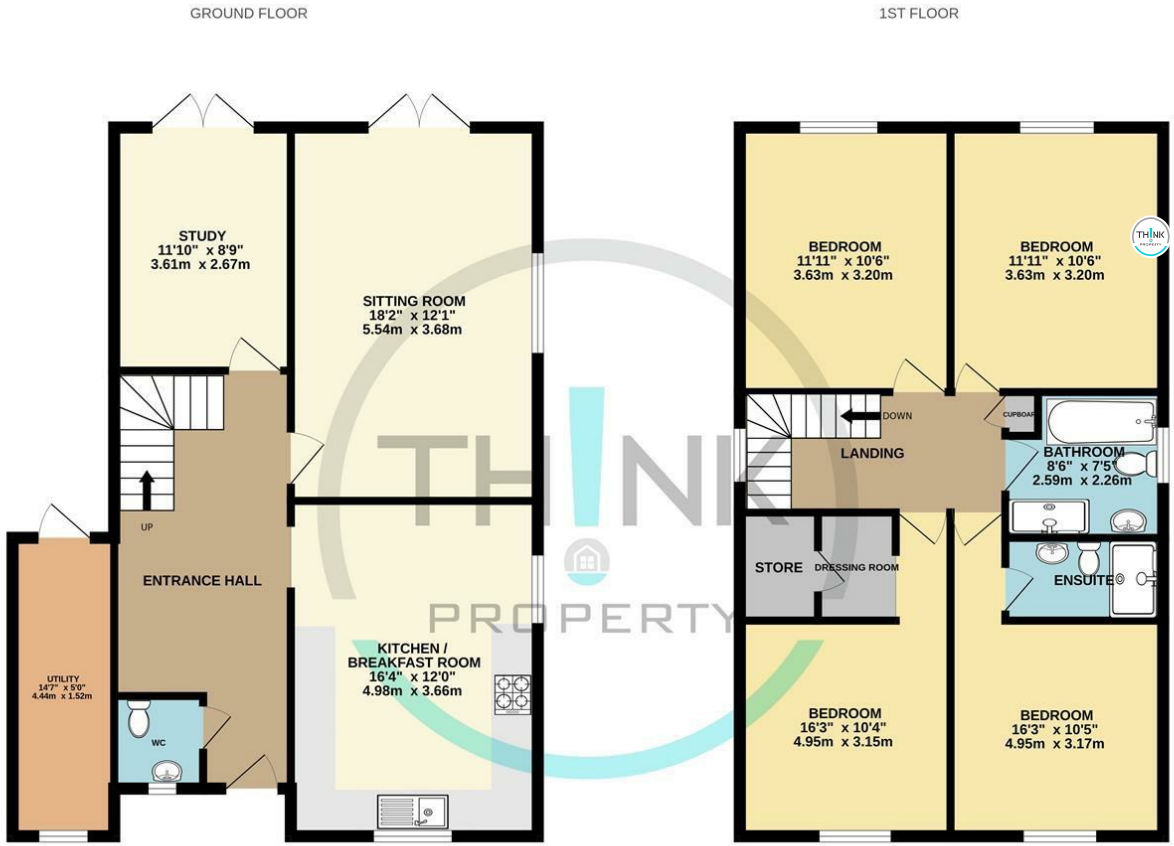
Outside
The property is approached by a pathway leading to the entrance gate and the garden to the front is enclosed by timber fencing and features a wide variety of trees and shrubs. To the rear the garden is mainly laid to lawn with a patio area and a paved path leading down the garden to the rear access gate leading to the parking. There is off road parking for one car and a tandem length garage with up and over door.











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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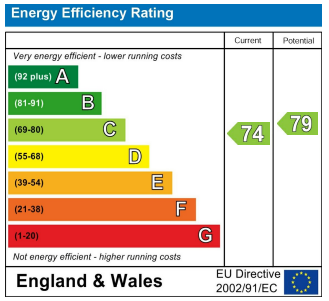
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