



137 Windsor Park Gardens
Norwich, NR6 7PT

BROWN & CO



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Four-bedroom detached family home with tandem double garage.

£450,000



DESCRIPTION

No. 137 Windsor Park Gardens is a substantial vacant four-bedroom detached family home in a popular part of Norwich.

The accommodation consists of entrance hall with double doors leading to large family sitting room, dining room with doors to the garden, open plan kitchen come dining room with separate utility room, downstairs cloakroom and good-sized study. To the first floor are four good sized bedrooms with the main bedroom boasting built in cupboards and a shower en-suite, bedrooms two & four also contain built in storage lastly the first floor also has large family bathroom with separate shower and bath.

Outside there is good sized rear garden mainly laid to grass with stone paving surrounding the property. There is also access to the tandem double garage with solar panels on the garage roof.

All mains services are believed to be connected.

LOCATION

Windsor Park Gardens is situated North of the city off the North Walsham road, providing easy access out of Norwich via the Northern distributor road or to the city centre only being a short drive away. Amenities such as shops, medical practices,

restaurants & cafes are close by. Being North of Norwich you are a short drive from the iconic Norfolk Broads and the coastline.

DIRECTIONS

Leaving Norwich via the North Walsham Road as you approach the traffic lights with White Woman Lane turn left at the lights, proceed and then take the first right hand turn onto Windsor Park Gardens the property will shortly be found on the righthander side.

AGENT'S NOTES:

- (1) The photographs shown in this brochure have been taken with a camera using a wide angle lens and therefore interested parties are advised to check the room measurements prior to arranging a viewing.
- (2) Intending buyers will be asked to produce original Identity Documentation and Proof of Address before solicitors are instructed.

VIEWING Strictly by prior appointment through the selling agents' Norwich Office. Tel: 01603 629871





Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

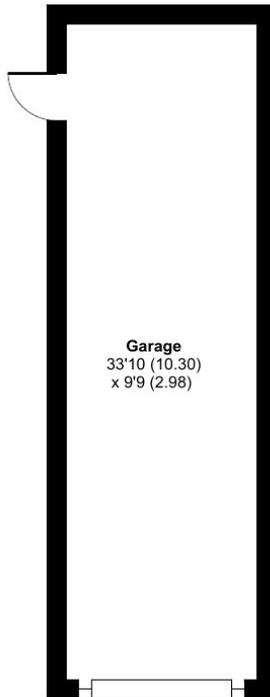
Windsor Park Gardens, Norwich, NR6

Approximate Area = 1603 sq ft / 148.9 sq m

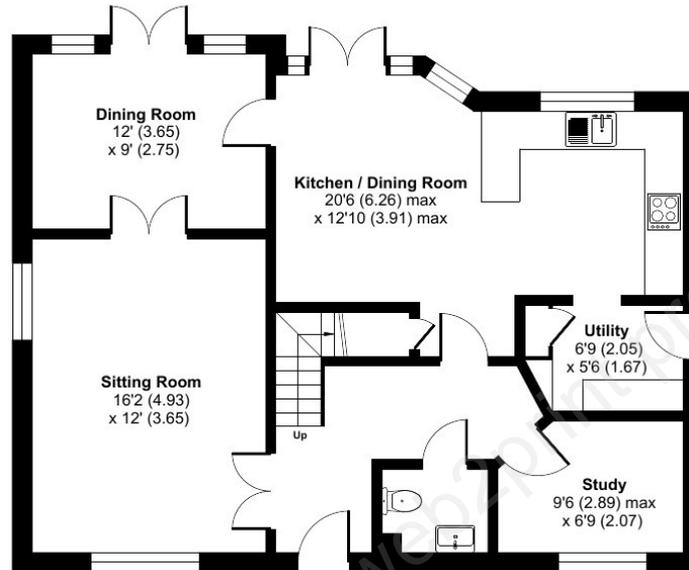
Garage = 331 sq ft / 30.7 sq m

Total = 1934 sq ft / 179.6 sq m

For identification only - Not to scale



Garage
33'10 (10.30)
x 9'9 (2.98)



Dining Room
12' (3.65)
x 9' (2.75)

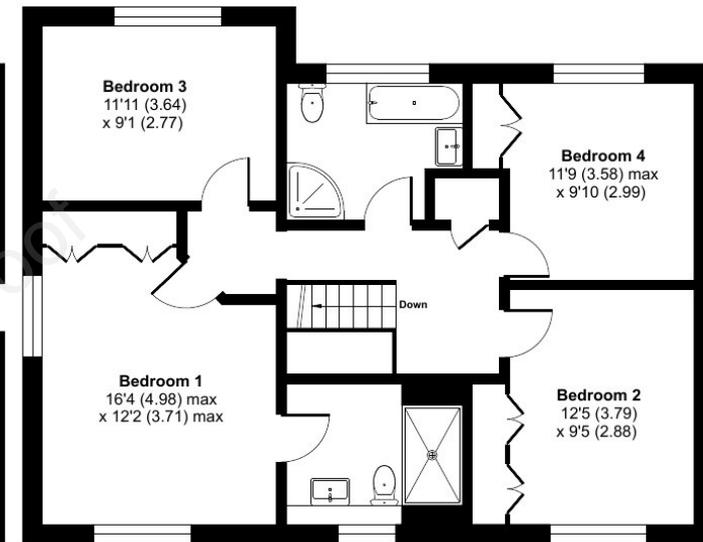
Kitchen / Dining Room
20'6 (6.26) max
x 12'10 (3.91) max

Sitting Room
16'2 (4.93)
x 12' (3.65)

Utility
6'9 (2.05)
x 5'6 (1.67)

Study
9'6 (2.89) max
x 6'9 (2.07)

GROUND FLOOR



Bedroom 3
11'11 (3.64)
x 9'1 (2.77)

Bedroom 4
11'9 (3.58) max
x 9'10 (2.99)

Bedroom 1
16'4 (4.98) max
x 12'2 (3.71) max

Bedroom 2
12'5 (3.79)
x 9'5 (2.88)

FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nctechcom 2026. Produced for Brown & Co. REF: 1422131

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