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59 Cromer Road, North Walsham, Norfolk, NR28 0HB

Situated within the thriving market town of North Walsham, this substantial detached family home offers an exceptional amount of space and versatility, making it ideally suited to growing families, multi-generational living or those simply seeking room to work, relax and entertain. The town provides an excellent range of amenities, including independent retailers, a variety of supermarkets, library and community facilities, schooling for all ages, doctors' and dentists' surgeries, together with a selection of cafés, restaurants, public houses and leisure facilities.

Occupying a generous plot of approximately one third of an acre, the property is set well back from the road and approached via a shingled driveway, providing ample off-road parking and access to the garage. The established rear garden is a particular feature, with a brick-weave terrace extending from the property to provide an ideal setting for outdoor dining and entertaining. Beyond, a generous and beautifully maintained south-facing lawn is bordered by mature shrubs and trees, creating a pleasant degree of privacy and an attractive backdrop throughout the seasons. A potting shed and summer house provide additional storage and practical outdoor space.














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- DETACHED FAMILY HOME
- CLOSE TO LOCAL AMENITIES
- SOUTH FACING REAR GARDEN
- PLOT OF APPROX. 1/3 OF AN ACRE
- FIVE BEDROOMS, FIVE RECEPTIONS
- SOLAR ENERGY & UPDATED BOILER
- AMPLE OFF-ROAD PARKING & GARAGE
- SPACIOUS & VERSATILE ACCOMMODATION
- APPROX. 6 MILES TO THE COASTLINE & 17 TO NORWICH

Internally, the property offers in excess of 2,500 sq ft of well-proportioned and adaptable accommodation, with the added benefit of five reception rooms. The ground floor includes a welcoming entrance area, a spacious kitchen with separate utility room and a choice of reception spaces, providing plenty of flexibility for formal dining, family living, entertaining or working from home. A further ground-floor bedroom, complete with its own en-suite facilities, is particularly appealing for multi-generational households or visiting guests. The first floor provides four further bedrooms, including one with built-in storage and en-suite facilities, together with a separate family bathroom. The overall arrangement offers considerable flexibility, with the potential to accommodate a variety of family requirements.

The location further enhances the appeal, with the beautiful sandy beaches of the North East Norfolk coastline approximately six miles away, offering an excellent choice of coastal destinations and seaside villages. The renowned Norfolk Broads, with their picturesque waterways and opportunities for boating and recreation, are approximately twelve miles to the south, while the historic city of Norwich, with its extensive shopping, leisure and cultural facilities, is around seventeen miles away.

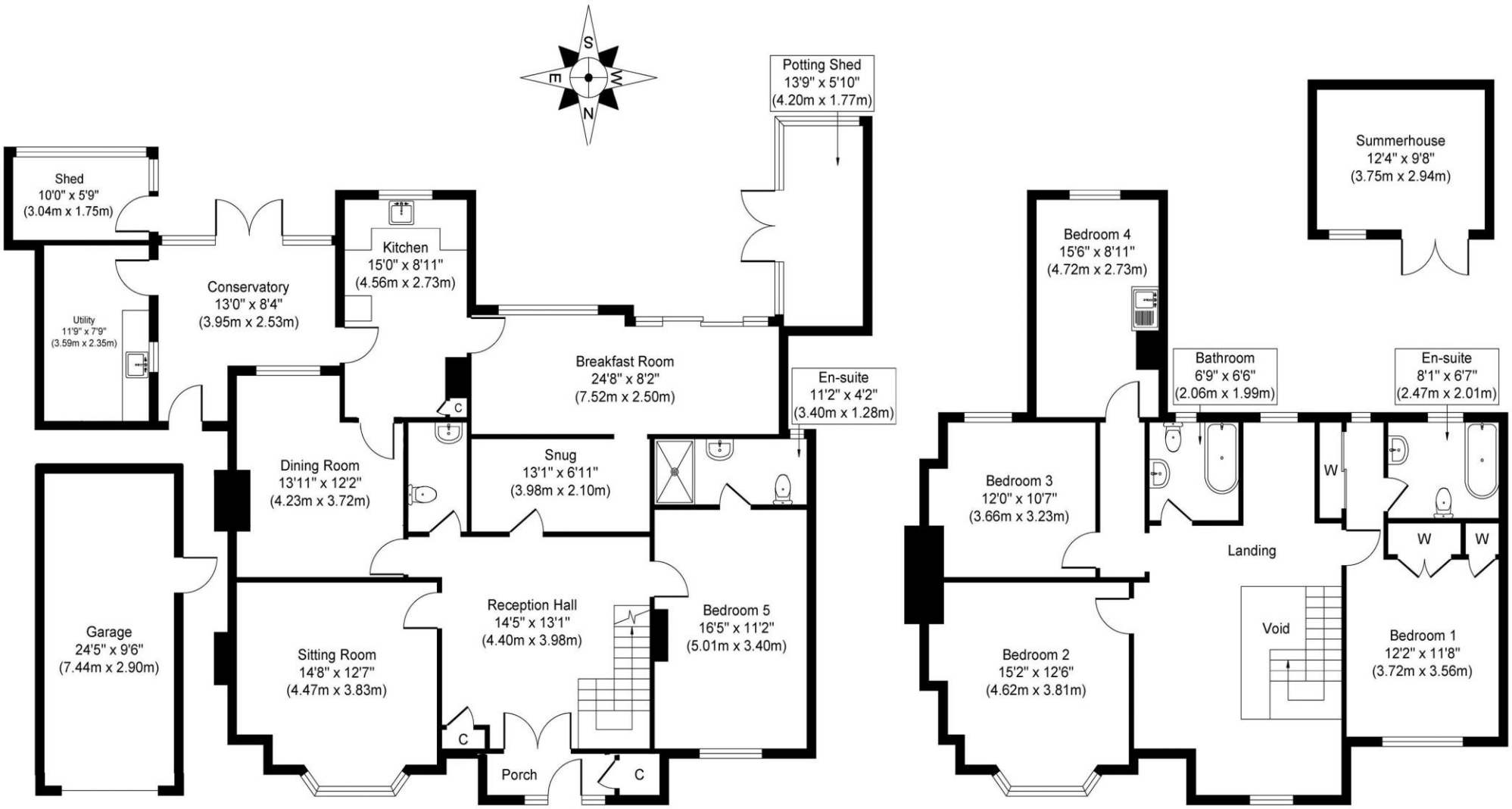








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Ground Floor
Approximate Floor Area
1559 sq. ft
(144.79 sq. m)

First Floor
Approximate Floor Area
1106 sq. ft
(102.77 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.The measurements should not be relied upon for valuation, transaction and/or funding purposes This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		





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