

Aldreds
Estate Agents



27 Bramble Avenue
Hellesdon, Norwich, NR6 6LN
Offers Over £375,000



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Aldreds are delighted to offer this beautifully refurbished four bedroom detached bungalow, ideally located in one of Norwich's most desirable areas, conveniently close to the international airport. The current owners have undertaken a comprehensive refurbishment to an exceptional standard, with no expense spared. Improvements include a brand new central heating system, a modern fitted kitchen, stylish bathroom and ensuite, quality floor coverings throughout, and newly flat plastered ceilings. The property has been tastefully redecorated in a neutral palette, creating a bright and contemporary feel throughout. The spacious accommodation comprises a wide L-shaped entrance hall, a generous lounge with uPVC patio doors opening onto the rear garden, and an open-plan kitchen/diner ideal for modern family living. There are four well-proportioned bedrooms, with the master bedroom benefiting from an ensuite shower room, alongside a sleek family bathroom. Externally, the property offers a large driveway to the front providing ample off-road parking, leading to a double garage with an electric roller door. To the rear is a private and enclosed lawned garden with patio seating areas, perfect for outdoor entertaining and relaxation. Properties of this quality in such a sought after location are rarely available. Early viewing is highly recommended.

Wide 'L' Shaped Entrance Hall

Laminate flooring, flat plastered ceiling with inset spotlighting, uPVC entrance door.

Lounge

12'9" x 14'5" (3.9 x 4.4)

Fitted carpet, flat plastered ceiling with inset spotlighting, radiator, double aspect uPVC windows, uPVC patio doors leading out to rear garden, power points, tv point.

Kitchen/Diner

17'0" x 8'7" (5.2 x 2.62)

Laminate flooring, a full range of brand new quality fitted kitchen units with extended timber work surfaces, stainless steel sink, two built in double electric ovens, matching induction hob, enclosed extraction cooker hood, full height integrated fridge/freezer, integrated dishwasher + washing machine, power points, tv point, flat plastered ceiling with inset spotlighting, uPVC window, uPVC door leading out to rear garden, ample space for family size dining table and chairs.

Bedroom 1

11'0" x 9'6" (3.36 x 2.9)

Fitted carpet, flat plastered ceiling with inset spotlighting, uPVC window, radiator, tv point, power points, full length fitted wardrobe.





Ensuite Shower Room

Ceramic tiled flooring, shower suite comprising of a full length shower cubicle, low level WC, vanity sink unit.

Bedroom 2

9'9" x 10'11" (2.99 x 3.33)

Fitted carpet, flat plastered ceiling with inset spotlighting, uPVC window, radiator, power points, tv point.

Bedroom 3

11'8" x 8'2" (3.56 x 2.51)

Fitted carpet, flat plastered ceiling with inset spotlighting, power points, tv point, radiator, uPVC window.

Bedroom 4

9'6" x 7'1" (2.9 x 2.16)

Fitted carpet, radiator, power points, flat plastered ceiling with inset spotlighting, telephone point, tv point, uPVC window.

Family Bathroom

Ceramic tiled flooring, brand new quality fitted bathroom suite comprising of a shower set over a panel bath enclosed by a folding glass screen, low level WC with enclosed cistern, vanity sink unit, full length heated towel rail, Aquaboard and tiled splashbacks, extractor fan, flat plastered ceiling with inset spotlighting.



Outside

To the front of the property there is a large driveway providing ample off road parking for a number of cars or leisure vehicles leading to a double width detached pitched roof garage with electric roller door, power points and lighting. To the rear there is a very private garden with two patio seating areas, fruit tree, laid to lawn, all enclosed by high fencing, side pathway leading to the front of the property.

Tenure

Freehold

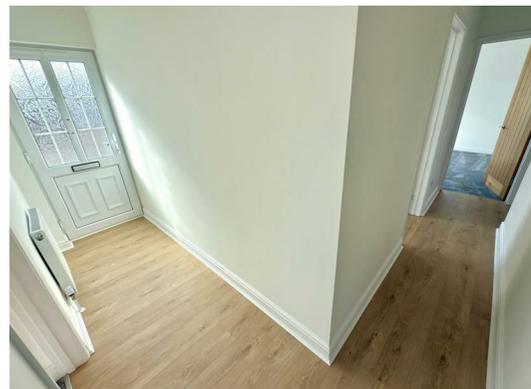
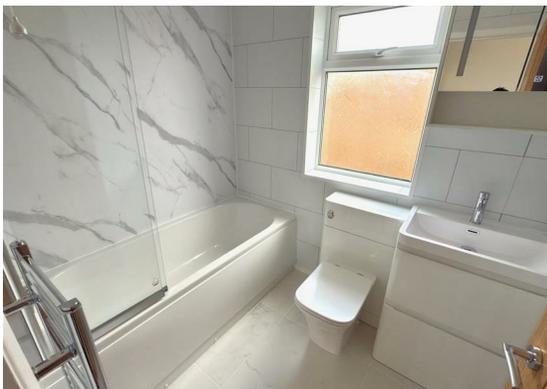
Services

Mains water, electricity, gas, drainage.

Council Tax

Broadland. Band 'C'

Ref: L2464/09/25



Floor Plan



Viewing

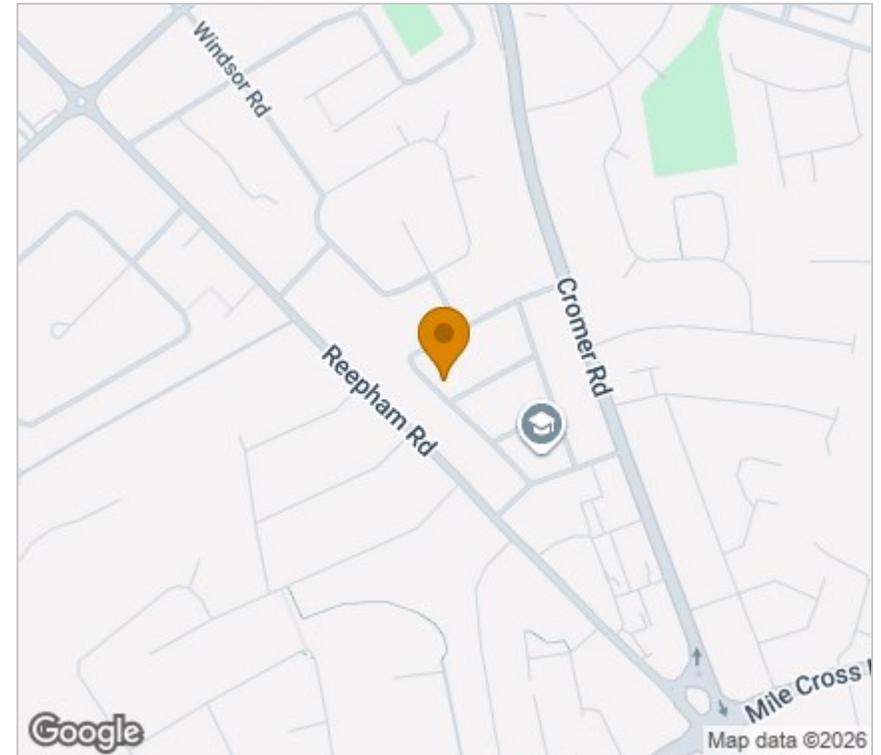
Please contact our Aldreds Lowestoft Office on 01502 565432 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

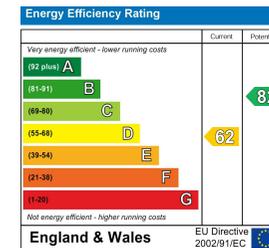
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Area Map



Energy Efficiency Graph



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