THE STORY OF

11 Mount Pleasant

Norwich, Norfolk

SOWERBYS

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Norwich, Norfolk
NR2 2DH

Beautifully Refurbished Early Nineteenth-Century Home

Prestigious West City Address

Four Floors of Elegant Accommodation

Light-Filled Kitchen with Aga and Bi-Folds

Private South and West-Facing Courtyard Garden

Secure Gated Parking

Three Versatile Reception and Living Spaces

Principal Suite with Dressing Room

Basement Office, Games Room or Cinema

Coffee Shops and Bars Moments Away

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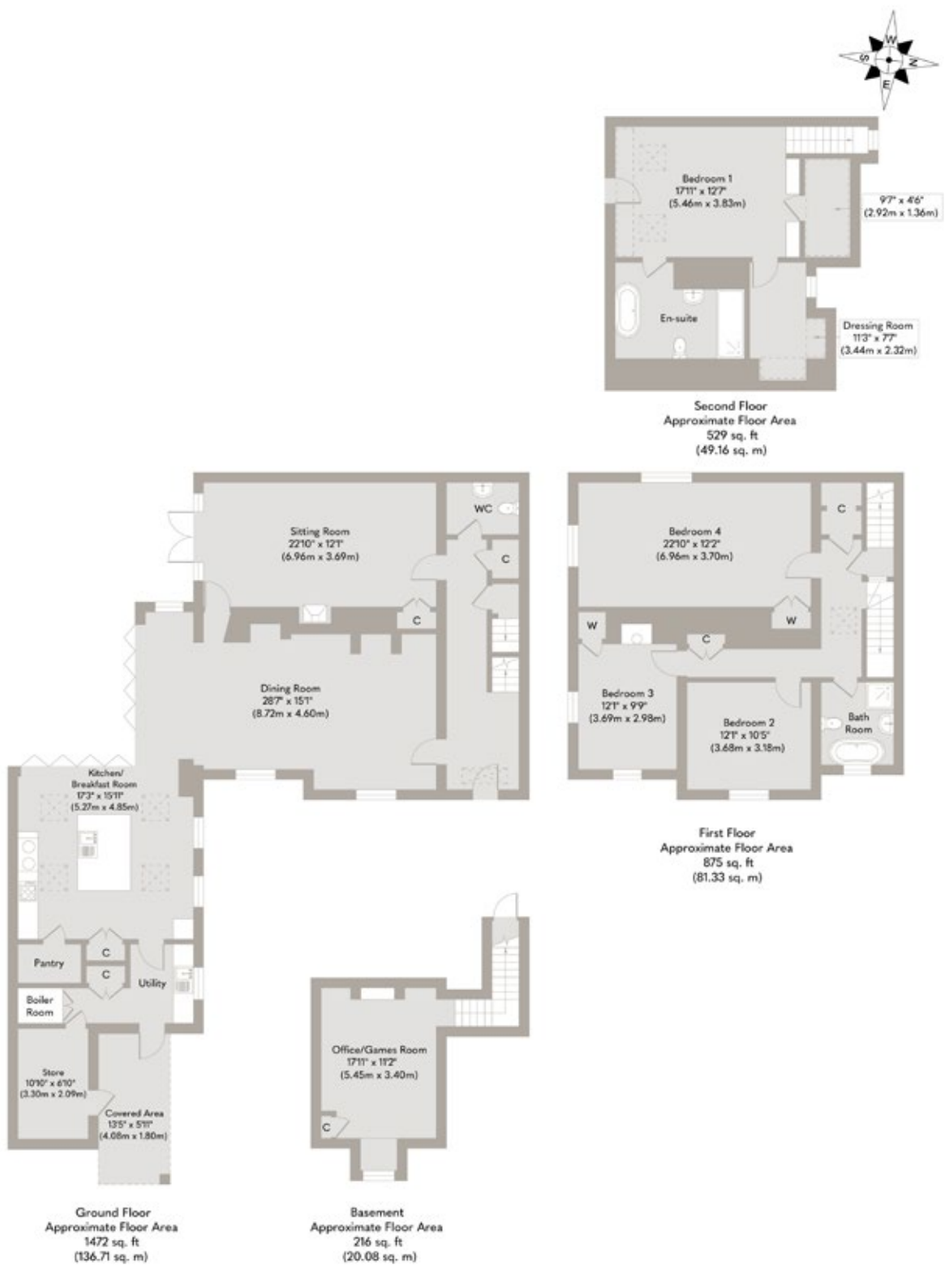
There are few addresses in Norwich that combine such a prestigious setting with this level of considered, contemporary living. This property is an exceptional early nineteenth-century home, beautifully refurbished and reimagined across four floors, where period character and sophisticated modern design come together with effortless appeal.

Behind its discreet façade, the house unfolds into wonderfully versatile accommodation, with elegant reception spaces complemented by a superb open-plan kitchen and dining room. Light floods in through bi-fold doors, creating a seamless connection with the private courtyard beyond, while an Aga forms the heart of this beautifully appointed space. A separate sitting room, living room, utility, pantry and cloakroom add both flexibility and practicality.

The first floor provides three bedrooms and a stylish family bathroom, while the principal bedroom occupies the entire second floor, accompanied by a dressing room and luxurious en-suite. The basement offers further versatility as an office or games room, with obvious potential for a cinema, gym or creative workspace.

Outside, the property is equally impressive. Electric gates open to secure off-street parking for two vehicles, while the private courtyard garden enjoys a wonderfully rare south and west-facing aspect - a genuine suntrap and an exceptional amenity so close to the city centre. There is also a covered outdoor area and integral bike store.

This is one of Norwich's most desirable addresses, positioned on the brilliant side of the city where the best of the city centre is within easy reach, yet everyday life retains a distinctly neighbourhood feel. For those seeking a home of distinction, with space, style, privacy and an enviable city lifestyle, 11 Mount Pleasant is a particularly special proposition. It is a prestigious address, matched by a home of genuine quality and character.



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. 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.

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Norwich

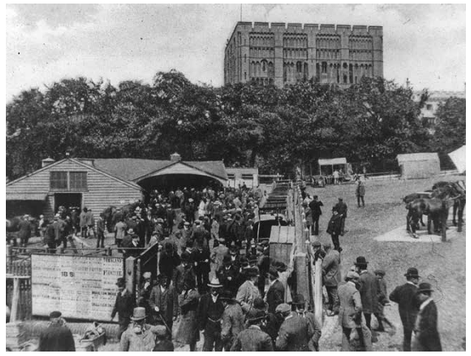
THE ANCIENT CAPITAL OF OUR BELOVED COUNTY

Norwich, an ancient city steeped in a millennium of history, has long been a haven for writers, radicals, and independent thinkers, fostering a rich culture and creative spirit. Its meticulously preserved medieval streets host a thriving community of small businesses, a dynamic culinary scene, and a vibrant arts culture. As a gateway to a county renowned for its pristine landscapes, expansive skies, and untouched vistas, Norwich continues to inspire.

Named one of the best places to live in 2026, Norwich sits approximately 20 miles from the coast where the River Yare and the River Wensum converge, the latter meandering through its heart. Once the second largest city in England during the 11th century, Norwich proudly retains its title as the UK's most complete medieval city. Historic paths like Elm Hill beckon with Tudor architecture and quaint cafés leading to the majestic Norwich Cathedral, a testament to its thousand-year legacy.

West of the city, the University of East Anglia stands as a striking example of brutalist architecture, housing the Sainsbury Centre for modern and ethnographic art. Norwich's property landscape offers diversity, from Victorian city-centre dwellings and converted mills to town houses and contemporary luxury homes. The "Golden Triangle" is cherished among families, while nearby rural villages like Stoke Holy Cross, Surlingham, and Bawburgh offer larger estates and idyllic countryside living.

With direct trains to London's Liverpool Street in just 90 minutes and an airport connecting to UK cities and Amsterdam, Norwich blends historical charm with modern connectivity—a city that captivates and welcomes all who embrace its allure.



Note from Sowerbys

"A home of distinction, with space, style, privacy and an enviable city lifestyle."

SERVICES CONNECTED

Mains water, electricity and drainage. Gas fired central heating.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

D. Ref:- 0238-2070-7218-1413-3920.

To retrieve the Energy Performance Certificate for this property please visit https://find-energy-certificate.digital.communities.gov.uk/find-a-certificate/search-by-reference-number and enter in the reference number above. Alternatively, the full certificate can be obtained through Sowerbys.

TENURE

Freehold.

LOCATION

What3words: ///roses.funny.drama

AGENT'S NOTE

Some images used have been virtually staged to show how the property could look once furnished and are for representative purposes only.

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.

SOWERBYS

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