



12 Shreeve Road, Blofield
£290,000

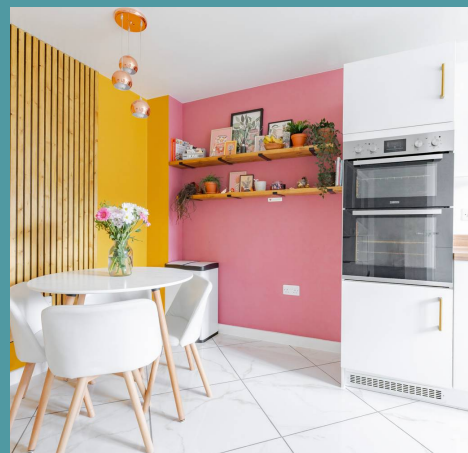
12 Shreeve Road

Blofield, Norwich

Exquisite in every detail, this semi-detached residence is a testament to refined living. Presented to an immaculate standard throughout, this property boasts a bright and airy ambiance that envelops you the moment you step inside. The comfortable and contemporary design is sure to resonate with those seeking a beautiful family home that exudes both charm and modernity.

LOCATION

Blofield is a popular Broadlands village offering various facilities including a primary school, public house, post office and shop. Blofield is approximately 7 miles from Norwich and offers ease of access via the A47 to the coast at Great Yarmouth or to the city centre with a Park & Ride facility at Postwick on the outskirts of Norwich. Norwich has a mainline rail service to London Liverpool Street with an approximate journey time of 1 hour 50 minutes. Trains are also available from Acle and Brundall. This location is ideal for families, those who commute to the city and those seeking a quiet lifestyle within the Norfolk broads district.





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Upon entering, you are greeted by a bright and airy entrance hall, complemented by a convenient WC. Positioned at the front of the residence is an open-plan kitchen/dining room, featuring high-quality fixtures and fittings that cater to the demands of a discerning homeowner. Whether hosting a dinner party or enjoying a casual family meal, this space seamlessly blends style with functionality. The adjacent sitting room is perfect for showcasing your most comfortable furniture, filled with an abundance of natural light from the French doors, that further enhances the overall appeal of the home.

Ascend to the upper floors where you will encounter three double bedrooms, each meticulously designed to provide comfort and privacy. The master bedroom flaunts an en-suite, adding a luxury yet convenient touch to your everyday routine. The remaining bedrooms share a well-appointed family bathroom.

Outside, you'll discover a maintained South-facing garden, fully enclosed for privacy and ideal for outdoor relaxation. Consisting of a laid to lawn and a large patio for your outdoor furniture. A driveway provides off-road parking, complemented by a carport that offers sheltered parking options.





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AGENTS NOTES

We understand that this residence is freehold.

Connected to mains water, electricity, gas and drainage.

Heating system - Gas central heating.

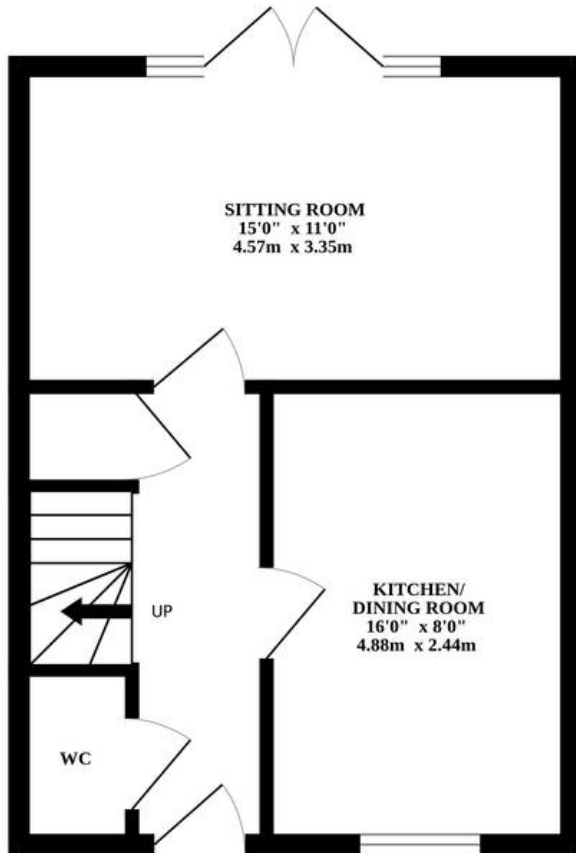
Maintenance fee - £25 monthly.

Council Tax Band: C

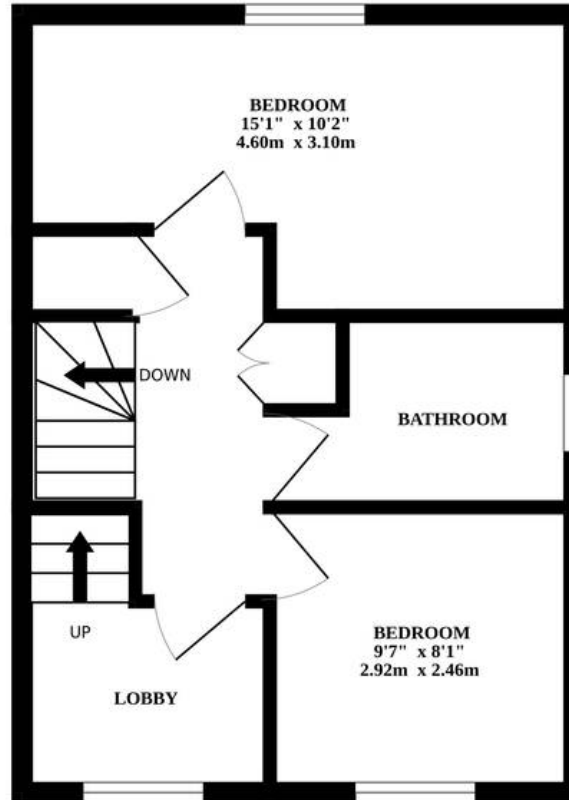
- EXQUISITE SEMI-DETACHED RESIDENCE
- PRESENTED TO AN IMMACULATE STANDARD THROUGHOUT - BRIGHT AND AIRY
- COMFORTABLE AND CONTEMPORARY DESIGN
- BEAUTIFUL FAMILY HOME
- OPEN-PLAN KITCHEN/DINING ROOM - HIGH QUALITY FIXTURES AND FITTINGS
- COMFORTABLE SITTING ROOM - FILLED WITH AN ABUNDANCE OF NATURAL LIGHT
- THREE BEDROOMS, ONE EN-SUITE & A FAMILY BATHROOM
- MAINTAINED GARDEN - FULLY ENCLOSED FOR PRIVACY
- DRIVEWAY PROVIDING OFF-ROAD PARKING & A CARPORT
- IN CLOSE PROXIMITY TO ALL LOCAL AMENITIES AND NATURAL SURROUNDINGS



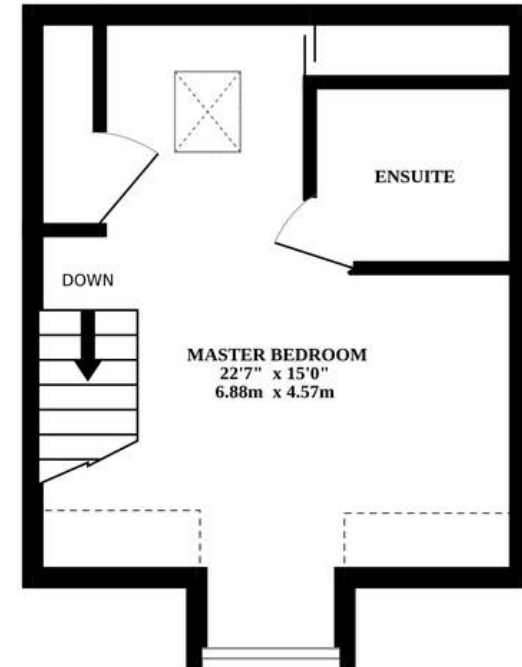
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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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