



15 Bracon Road, Belton
£300,000

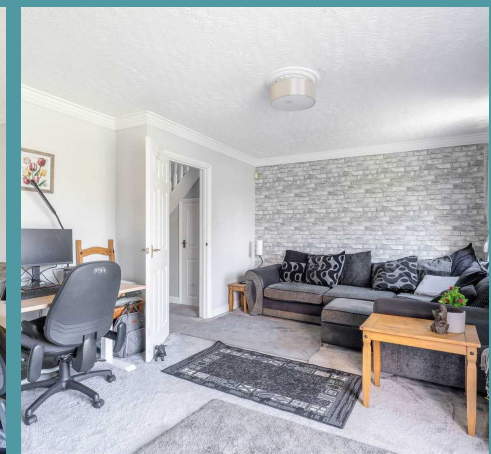
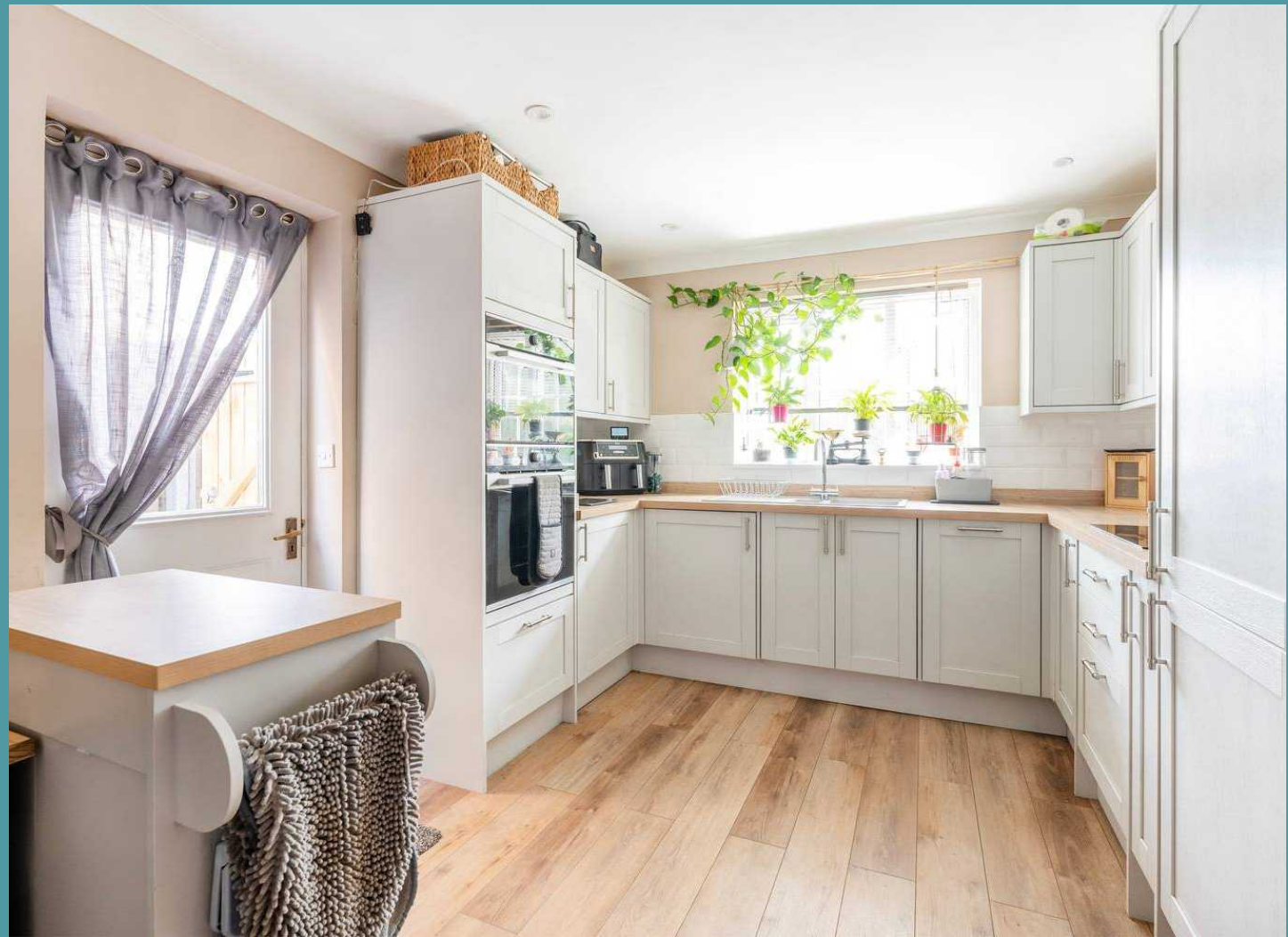
15 Bracon Road

Belton, Great Yarmouth

Located in the popular village of Belton, this charming detached residence is the perfect family home to accommodate a busy lifestyle. With its well-equipped kitchen, bright and airy living spaces, and well-maintained garden, this property is sure to appeal to those seeking a harmonious blend of comfort, convenience, and style in a wonderful location. Don't miss the chance to make this residence your own.

LOCATION

Belton, located in the NR31 postal district of Norfolk, England, is a charming village nestled near the Norfolk Broads, a network of rivers and lakes in the east of the county. It's a short distance from the coastal town of Great Yarmouth, making it a quiet yet accessible retreat for those who enjoy the countryside and the coast. The village offers a mix of modern amenities and traditional village life, with local pubs, shops, and community spaces. Belton is surrounded by scenic landscapes, with plenty of opportunities for outdoor activities such as walking, cycling, and birdwatching. The area is rich in history, with several nearby historical sites and buildings, offering a glimpse into the region's past. Belton's proximity to the Broads and the coast makes it an ideal location for exploring the natural beauty of Norfolk while enjoying the tranquility of village life.





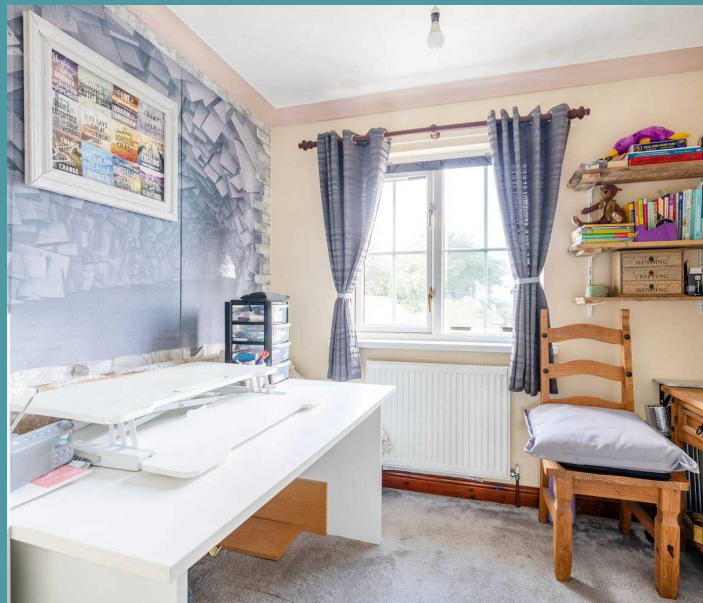
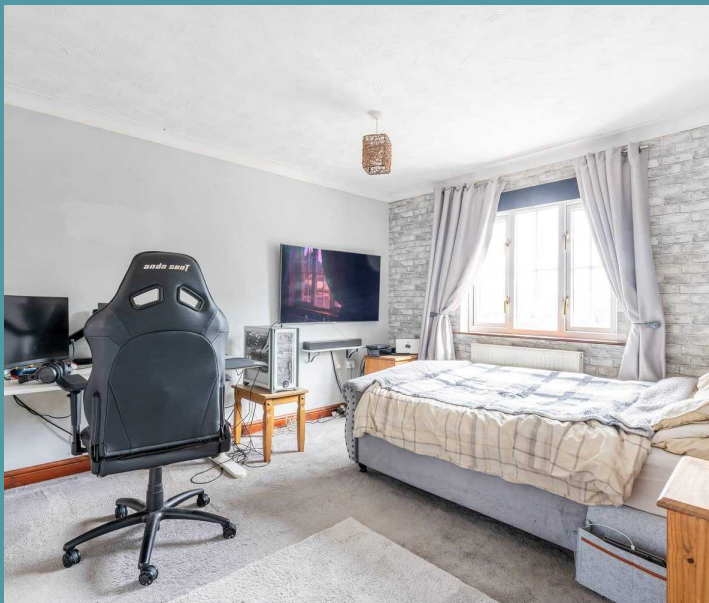
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Upon entering the property, you are greeted by a welcoming entrance hall, completed with a convenient WC. Positioned at the front of the residence is a well-equipped kitchen/breakfast room, ideal for cooking up delicious meals to be enjoyed with family and friends. Offering ample amount of storage and counter-top space for meal preparation. The spacious sitting room is filled with natural light, creating a wonderful space for showcasing your most comfortable furniture to relax and unwind.

The property features four bedrooms in total, with two of them offering ensuites for added convenience. Additionally, there is a family bathroom that serves the remaining bedrooms, ensuring ample space for all family members. One of the bedrooms is uniquely located in the converted garage, providing a flexible living arrangement.

Outside, the well-maintained garden offers a serene space that is fully enclosed for privacy, making it the perfect spot for relaxation, garden activities or entertaining guests. The driveway at the rear of the property provides off-road parking, ensuring that parking is convenient for residents and visitors alike.





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Belton, Great Yarmouth

This residence also comes equipped with owned solar panels, offering an environmentally friendly and cost-effective energy solution. The property's location in the picturesque village of Belton ensures close proximity to local amenities and natural surroundings, providing a balance between convenience and tranquillity.

AGENTS NOTES

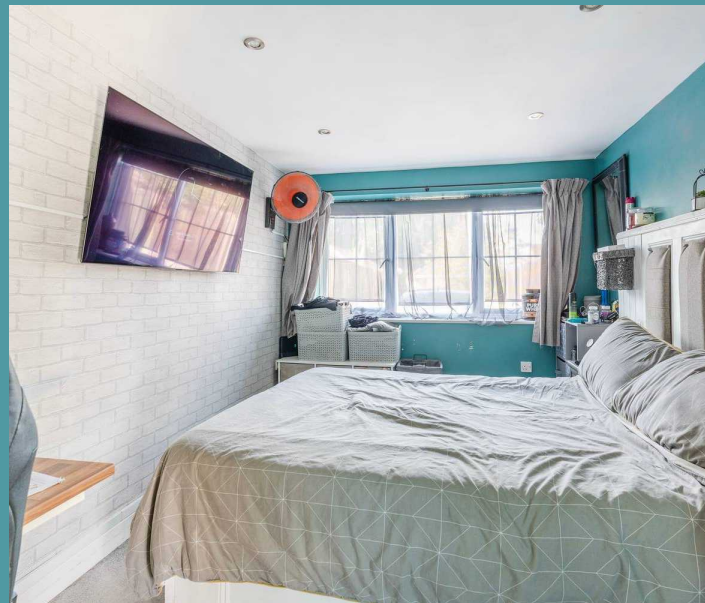
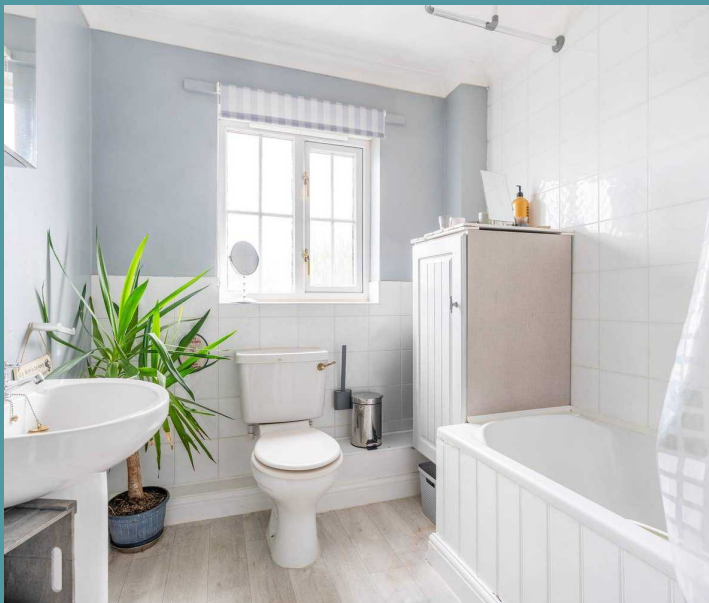
We understand that this property is freehold.

Connected to mains water, electricity, gas and drainage.

Heating system - Gas central heating.

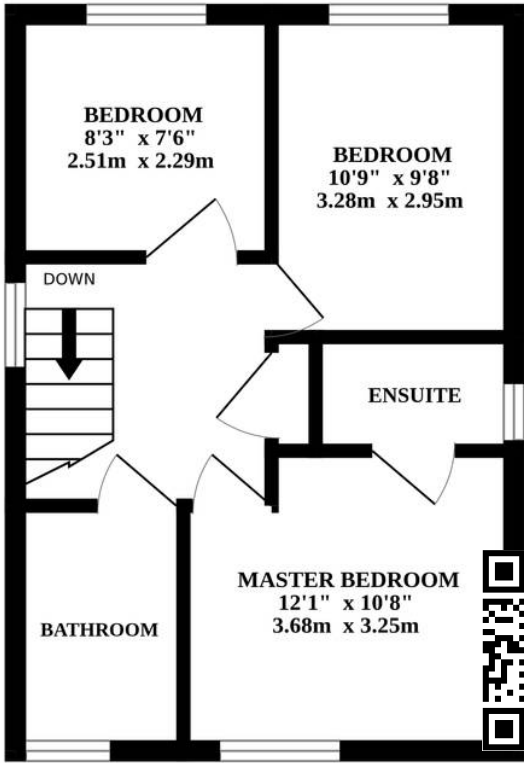
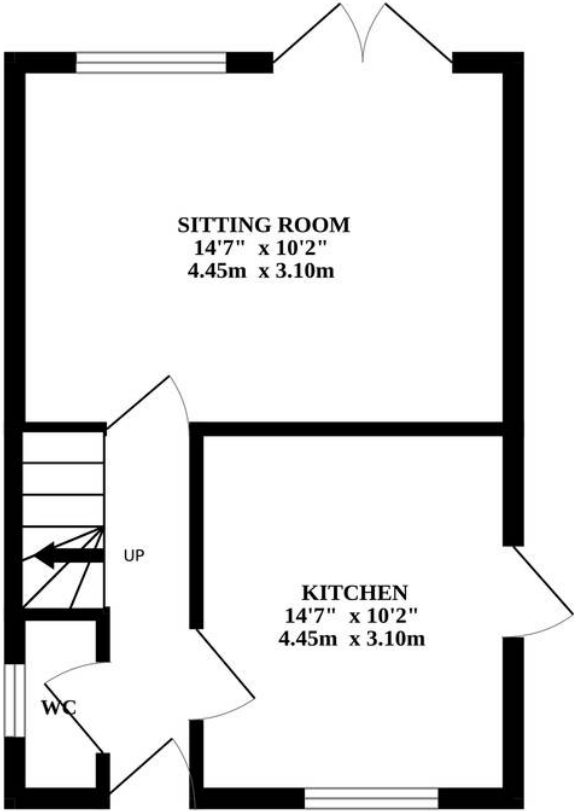
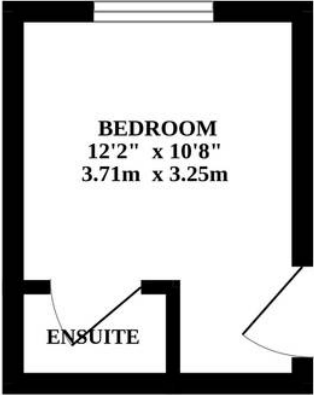
Council Tax Band: C

- CHARMING DETACHED RESIDENCE
- PERFECT FAMILY HOME TO ACCOMMODATE A BUSY LIFESTYLE
- COMFORTABLE AND CONTEMPORARY DESIGN THROUGHOUT - BRIGHT AND AIRY
- WELL-EQUIPPED KITCHEN/BREAKFAST ROOM
- COMFORTABLE SITTING ROOM - FILLED WITH AN ABUNDANCE OF NATURAL LIGHT
- FOUR BEDROOMS IN TOTAL, TWO ENSUITES & A FAMILY BATHROOM - ONE BEDROOM LOCATED IN THE CONVERTED GARAGE
- WELL-MAINTAINED GARDEN - FULLY ENCLOSED FOR PRIVACY
- DRIVEWAY PROVIDING OFF-ROAD PARKING AT THE REAR
- OWNED SOLAR PANELS
- POPULAR VILLAGE OF BELTON, CLOSE PROXIMITY TO LOCAL AMENITIES AND NATURAL SURROUNDINGS



GROUND FLOOR

1ST 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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