



77 Blofield Corner Road, Little Plumstead
£530,000

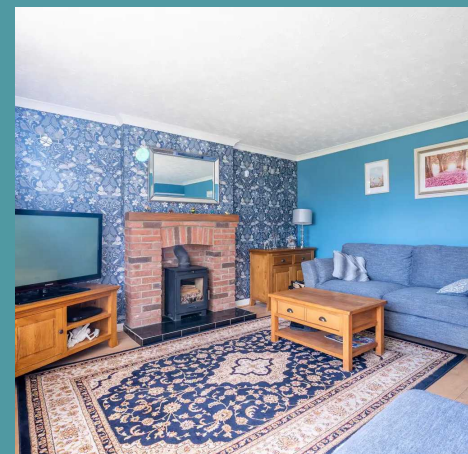
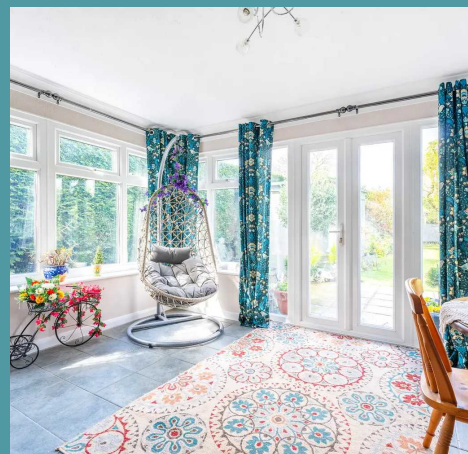
77 Blofield Corner Road

Little Plumstead, Norwich

This family-friendly home offers a cozy living room with a wood burner, perfect for movie nights. The spacious kitchen with an island is ideal for preparing meals together and a downstairs room lets you create a playroom or guest room. Upstairs, three bedrooms and two bathrooms provide space for everyone. Outside, a large, enclosed backyard features a lawn for games, a patio for relaxing, a greenhouse for budding gardeners and even a vegetable patch.

THE LOCATION

Nestled at Blofield Corner in the village of Little Plumstead, this property offers an ideal location for those seeking a blend of rural and the convenience of living on the outskirts of Norwich. Here, you can relish the countryside while still enjoying access to plentiful amenities just a stone's throw away. Little Plumstead boasts school catchment areas, making it a perfect choice for families and the easy access to the A47 ensures a hassle-free commute for those working in Norwich or beyond. This idyllic setting provides the best of both worlds for those seeking a peaceful and well-connected lifestyle.





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THE PROPERTY

Upon entering, you are greeted by a generous lounge area accentuated by brick accents showcasing a wood burner, creating a cosy ambiance, while a large window floods the space with natural light. The ground floor features a versatile room which can be used as a study or a fourth bedroom, providing flexibility to suit your lifestyle. The spacious kitchen/breakfast room is a focal point of the home, boasting ample fitted units, an island for additional workspace and an ideal layout for entertaining family and friends. Convenience is paramount with a utility room and WC adding practicality to the ground floor layout. The open-plan living room/garden room features an additional wood burner, an abundance of light and a perfect space for relaxation and unwinding.

Ascending to the upper floor, you will find three well-proportioned bedrooms, complemented by a bathroom and shower room catering to your preferences and needs.





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The property boasts a large driveway with plenty of parking and a secluded backyard. The enclosed space features a lawn, established plants and shrubs, including fruit trees and dedicated areas for relaxation. A greenhouse, storage sheds, a stylish pergola and a charming pond with a water feature complete this outdoor haven. Beyond the main garden lies an extended space perfect for vegetable patches, ideal for those with green thumbs.

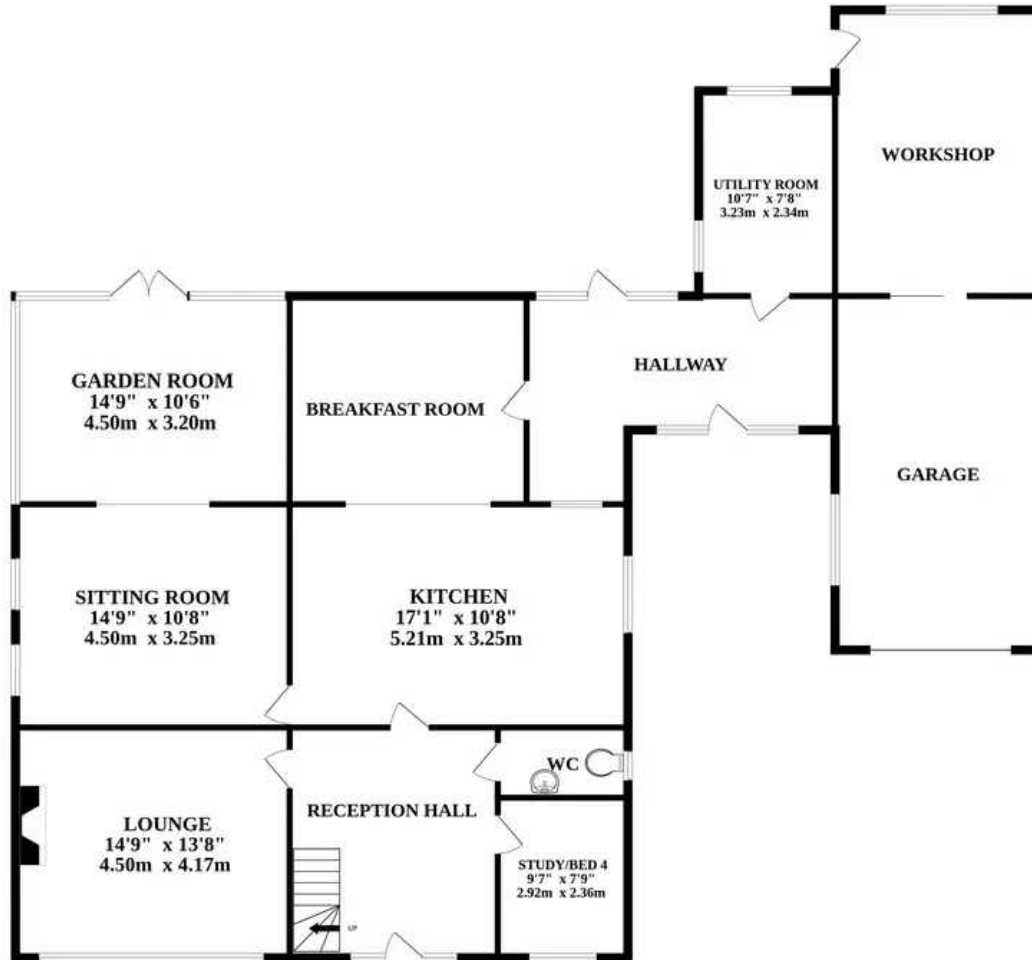


AGENTS NOTE

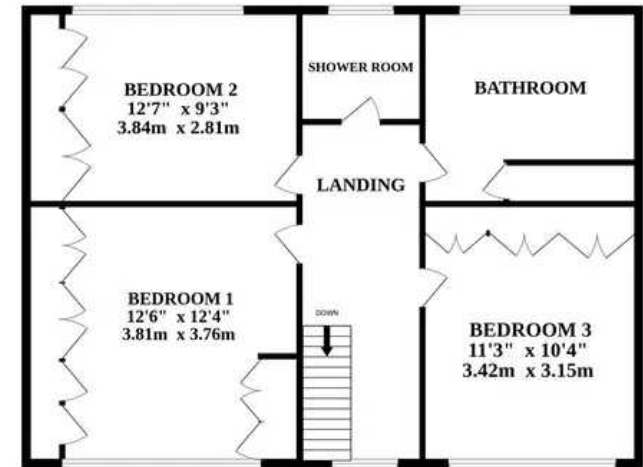
We understand this property will be sold freehold connected to all mains services (gas).

Council Tax Band - E

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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