



2d Blaxter Way, Norwich
£290,000

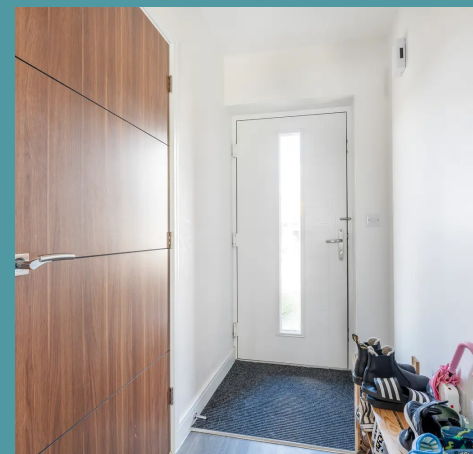
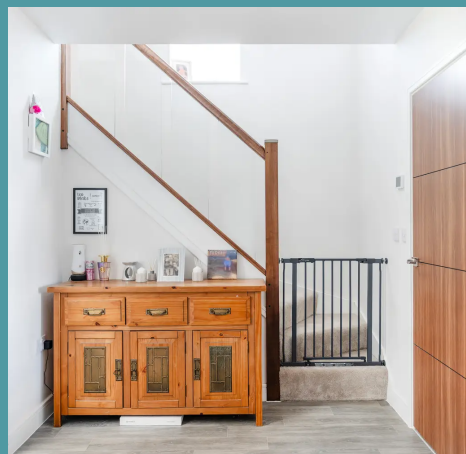
2d Blaxter Way

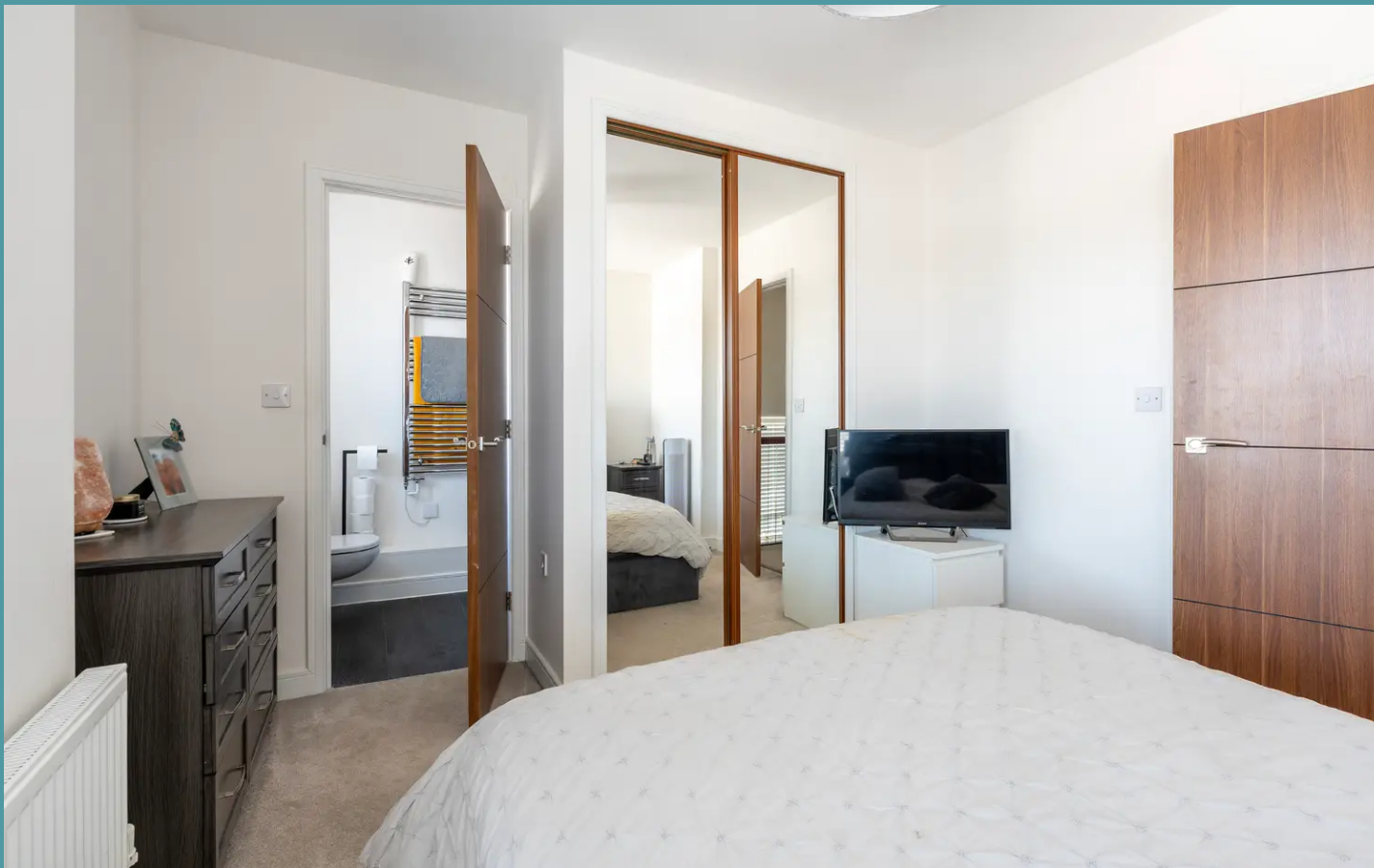
Norwich

Norfolk Homes built this modern home with high-quality fixtures and fittings throughout. Step inside to a bright hallway with a convenient WC. The sleek kitchen with integrated Bosch appliances, perfect for entertaining. The light-filled sitting room features Karndean flooring and sliding doors that open onto a private walled garden. Luxurious touches include oak-fitted doors, a glass staircase and a primary bedroom with an ensuite shower room and dual-aspect windows. Two further bedrooms and a modern bathroom complete the comfortable living space, while outside, the walled garden and allocated parking bays offer an escape and convenience.

THE LOCATION

Nestled in the highly sought-after location of Baxter Way, Sprowston, with the postcode NR7, this property enjoys an ideal setting for modern living. The convenience of easy access onto the NDR (Northern Distributor Road) and proximity to the city make commuting a breeze. Families will appreciate the great catchment for children, ensuring access to quality education. The vibrant neighbourhood is enhanced by amenities like The White House Farm Cafe, offering a charming setting for socialising and leisure. Supermarkets and various food options further contribute to the appeal of this well-connected and amenity-rich location.





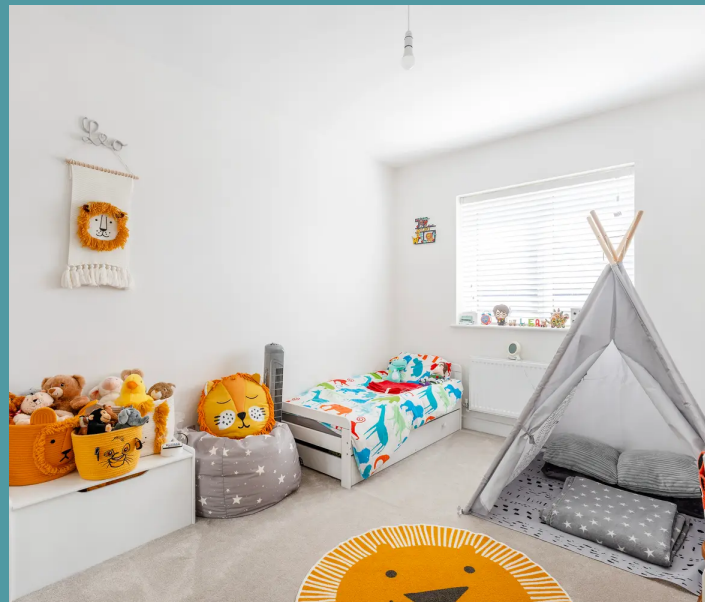
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BAXTER WAY

Upon entering, you are greeted by a bright and airy space, accentuated by a ground-floor WC for added convenience. The modern-gloss kitchen boasts integrated Bosch appliances, offering a seamless space to cook, while still leaving ample room for a dining setup, perfect for hosting gatherings with loved ones.

The neutral-toned sitting room features Karndean flooring underfoot, creating an inviting space ready to customise, with sliding doors that seamlessly connect the indoor space to the walled garden outside. Oak-fitted doors and a balustrade glass staircase add a touch of sophistication to the interior.



The primary bedroom boasts a dual-aspect window that floods the room with natural light. An ensuite shower room adds a touch of luxury to this private space. All three bedrooms offer built-in storage solutions, ensuring clutter-free living, while a modern three-piece bathroom featuring contemporary sanitary ware completes the comfortable accommodation.



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Outside, the walled garden presents a mix of green lawn and patio areas, providing an outdoor escape. Two allocated parking bays, accessible via the rear garden, ensure hassle-free parking for residents and guests alike.

AGENTS NOTE

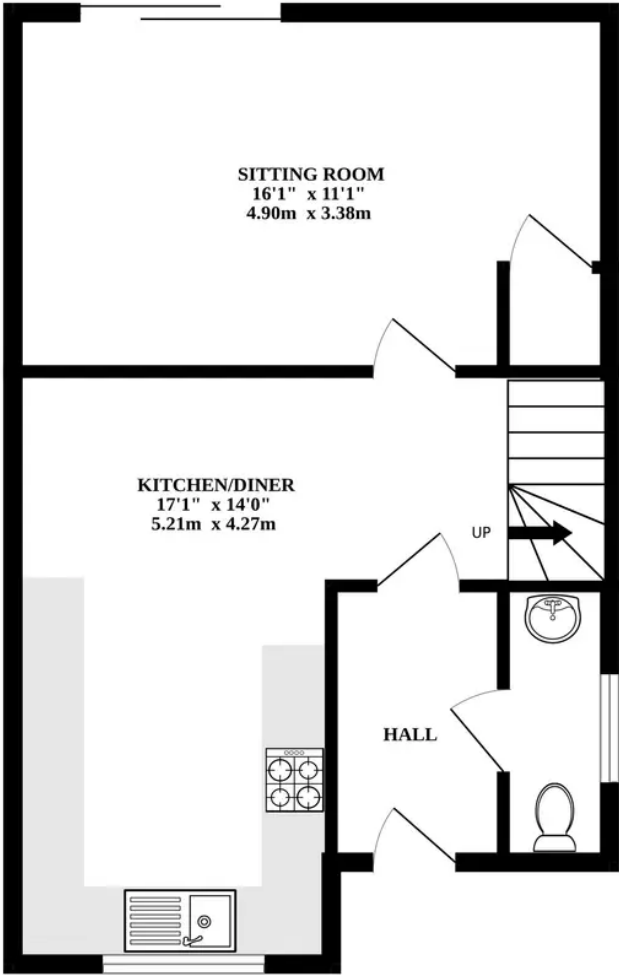
We understand this property will be sold freehold, connected to all main services.

Council Tax Band - C

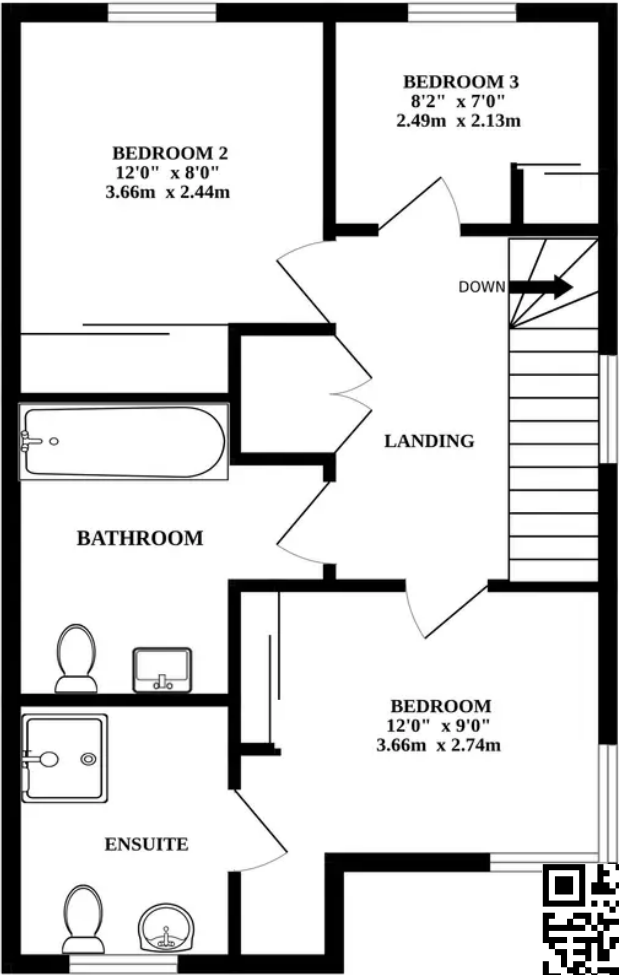
- THREE BEDROOM "NORFOLK HOMES" BUILD LOCATED IN NORWICH
- BRIGHT AND AIRY ENTRANCE WITH INCLUSION OF A GROUND FLOOR WC
- MODERN-GLOSS KITCHEN WITH INTERGRATED BOSCH APPLIANCES AND CAPACITY FOR A DINING SET-UP
- NEUTRAL TONED SITTING ROOM WITH KARNDKORN FLOORING UNDERFOOT AND SLIDING DOORS INTO THE GARDEN
- OAK FITTED DOORS AND BALUSTRADE GLASS STAIRCASE
- PRIMARY BEDROOM WITH DUAL ASPECT WINDOW FOR MAXIMUM LIGHT AND ENSUITE SHOWER ROOM
- TWO BEDROOMS REMAIN ACCOMPANIED BY A THREE PIECE BATHROOM WITH MODERN SANITARYWARE



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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