



## 9 Copenhagen Way, Norwich

Guide Price £300,000 - £325,000



## 9 Copenhagen Way

Norwich

This three-storey semi-detached home, located on the outskirts of Norwich, offers a flexible living space ideal for families. With four spacious bedrooms, including a master suite with an ensuite, and a versatile ground-floor bedroom that can double as a home office, the property provides ample room for various needs. The bright and airy first-floor living room features two Juliet balconies with scenic views, while the top floor accommodates two additional bedrooms and a main bathroom. Complete with a low-maintenance rear garden and off-road parking, this well-preserved home is a practical and spacious choice in a desirable location near Norwich's amenities.

### The Location

The property is located within just a short drive from the centre of Norwich the popular medieval city and the heart of East Anglia, via Marriott's way which also leads to idyllic countryside walks. The city provides lively night life, cultural and social activities as well as a great shopping experience such as the Castle Quarter and Chantry Place. State, faith and independent schools for all age groups, local independent shopping facilities, supermarkets, public houses, and a range of parks are all within a close range. Also, within close proximity to the University of East Anglia and the N&N university hospital.







Minors & Brady

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### Copenhagen Way

This well-preserved three-storey semi-detached home offers a flexible layout, ideal for families or anyone seeking more space. Located on the outskirts of Norwich, just a short drive from the city centre, the property provides a practical living arrangement with four well-sized bedrooms, including a master with an ensuite for added convenience.

On the ground floor, you'll find bedroom four, offering a versatile space that could also serve as a home office or guest room. The ground floor also includes a fully equipped kitchen/diner, perfect for cooking and entertaining.

The first-floor living room is a bright and airy space, flooded with natural light from two Juliet balconies that provide lovely views. This inviting area, perfect for relaxation, is accompanied by an additional bedroom on this floor. The top floor is home to two more bedrooms, including the master bedroom, which boasts an ensuite for added convenience. This floor also offers the main bathroom for the remaining rooms.

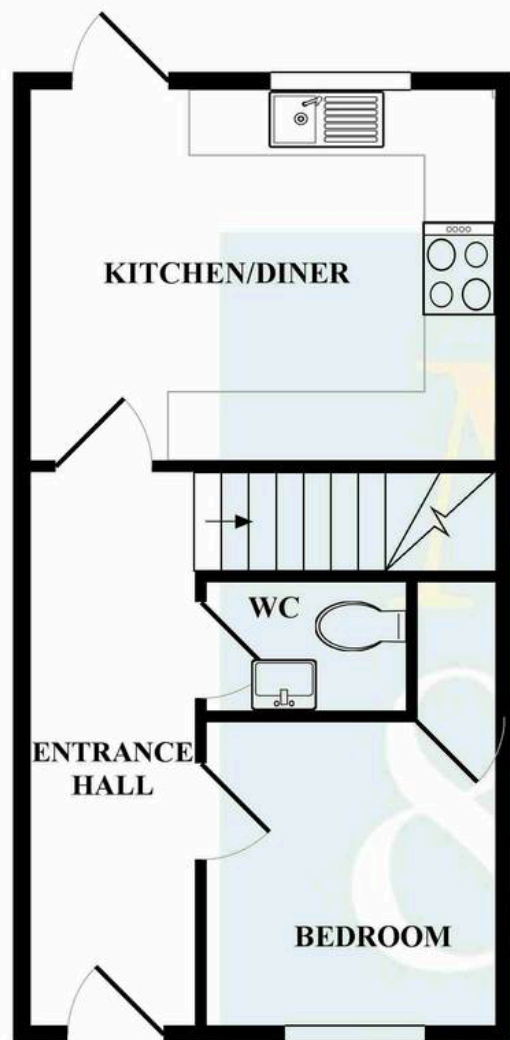
The property also includes a low-maintenance rear garden, perfect for those who prefer an easy-to-care-for outdoor space. Off-road parking is available at the front of the house, adding further practicality to the layout. With its flexible design and well-preserved interiors, this home offers a straightforward, move-in-ready option for those seeking more than just a two-storey property in a desirable area of Norwich.



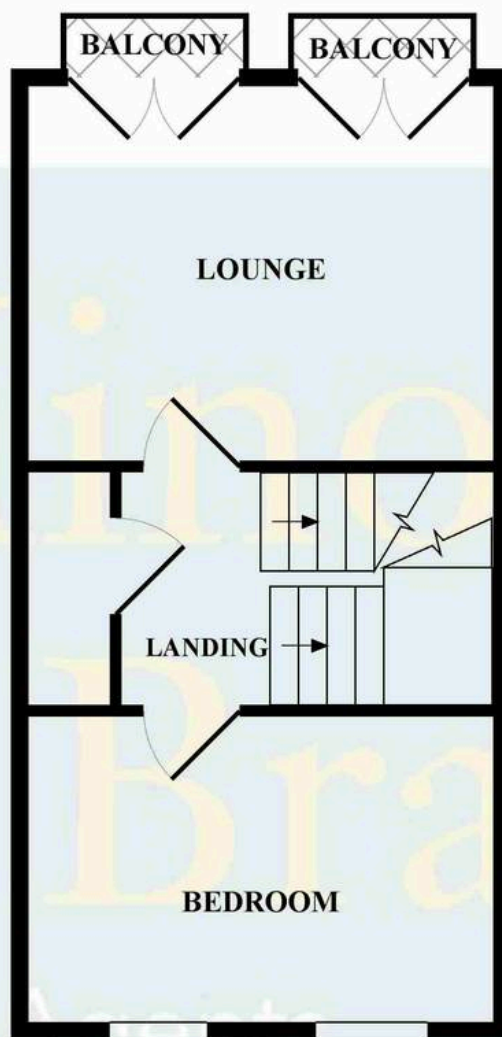
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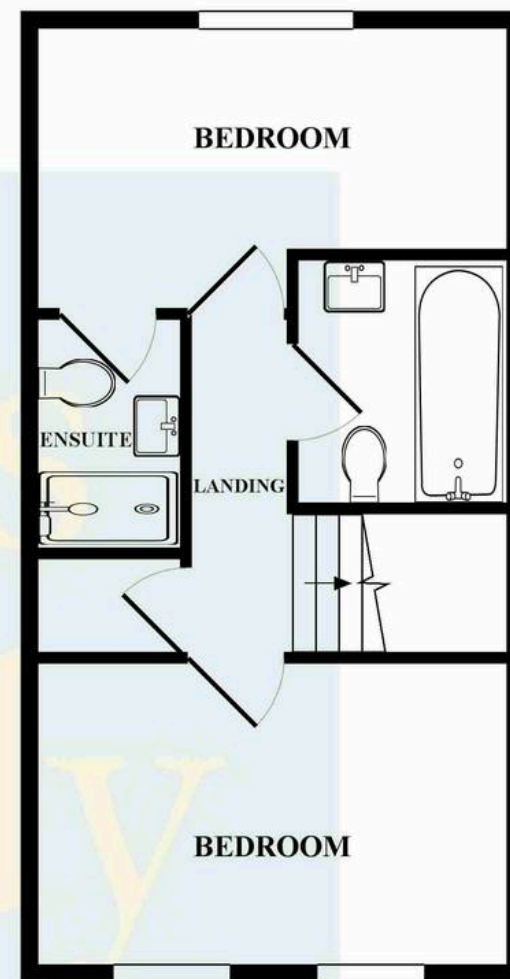
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GROUND FLOOR



1ST FLOOR



2ND FLOOR



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. 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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