



## Chapel Cottage Mill Road, Banningham

In Excess of £300,000



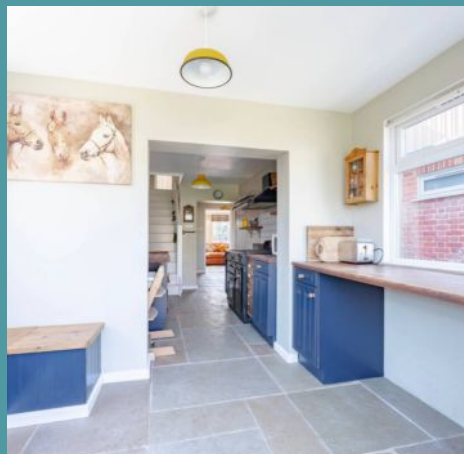
# Chapel Cottage Mill Road

Banningham, Norwich

Set within the North-Norfolk village of Banningham, lies this semi-detached residence that offers a unique opportunity to embrace country living at its finest. Showcasing a delightful blend of modern comfort and rustic charm, this property has been renovated throughout to create a beautiful home. Highlighting two inviting receptions room, a wood burner, a bespoke farmhouse-style kitchen, a utility room, two bedrooms and a shower room. Externally, you will discover an extensive garden that is perfect for garden enthusiasts, a double garage and a barn/workshop with potential to be converted. Don't miss the chance to acquire this home to experience all it has to offer.

## Location

Banningham is a picturesque village located in North Norfolk. Located amidst the rolling countryside, it offers a tranquil rural setting with a strong sense of community. The village is easily accessible from nearby towns such as North Walsham and is just a short drive from the stunning Norfolk coast. With its charming cottages, traditional village green, and historic church, Banningham epitomizes the classic rural English village. The surrounding area is rich in natural beauty, including farmlands, woods, and peaceful lanes, making it an ideal location for those seeking a quiet, country lifestyle. Despite its peaceful nature, Banningham benefits from good transport links, local shops, a village church, a primary school and a pub, offering convenience while retaining its rural charm.







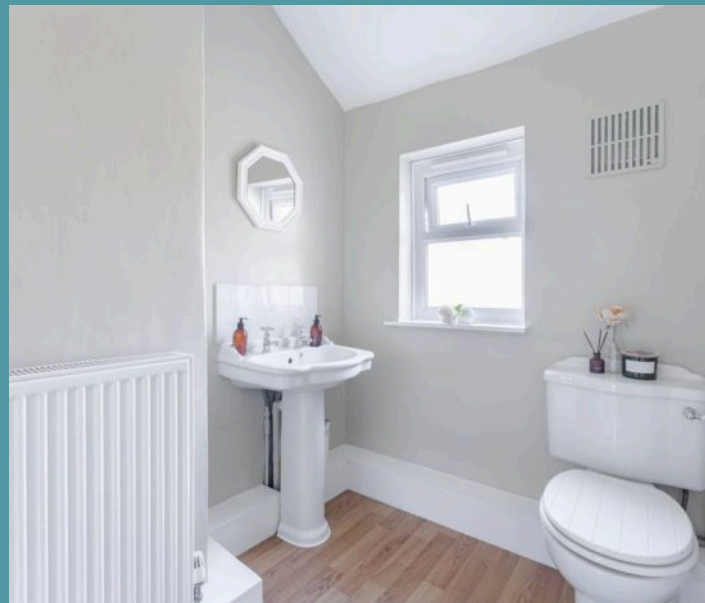
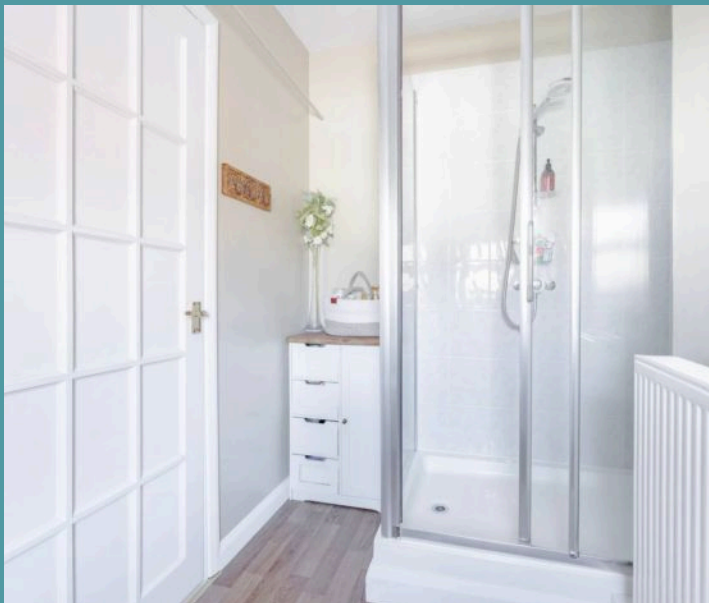
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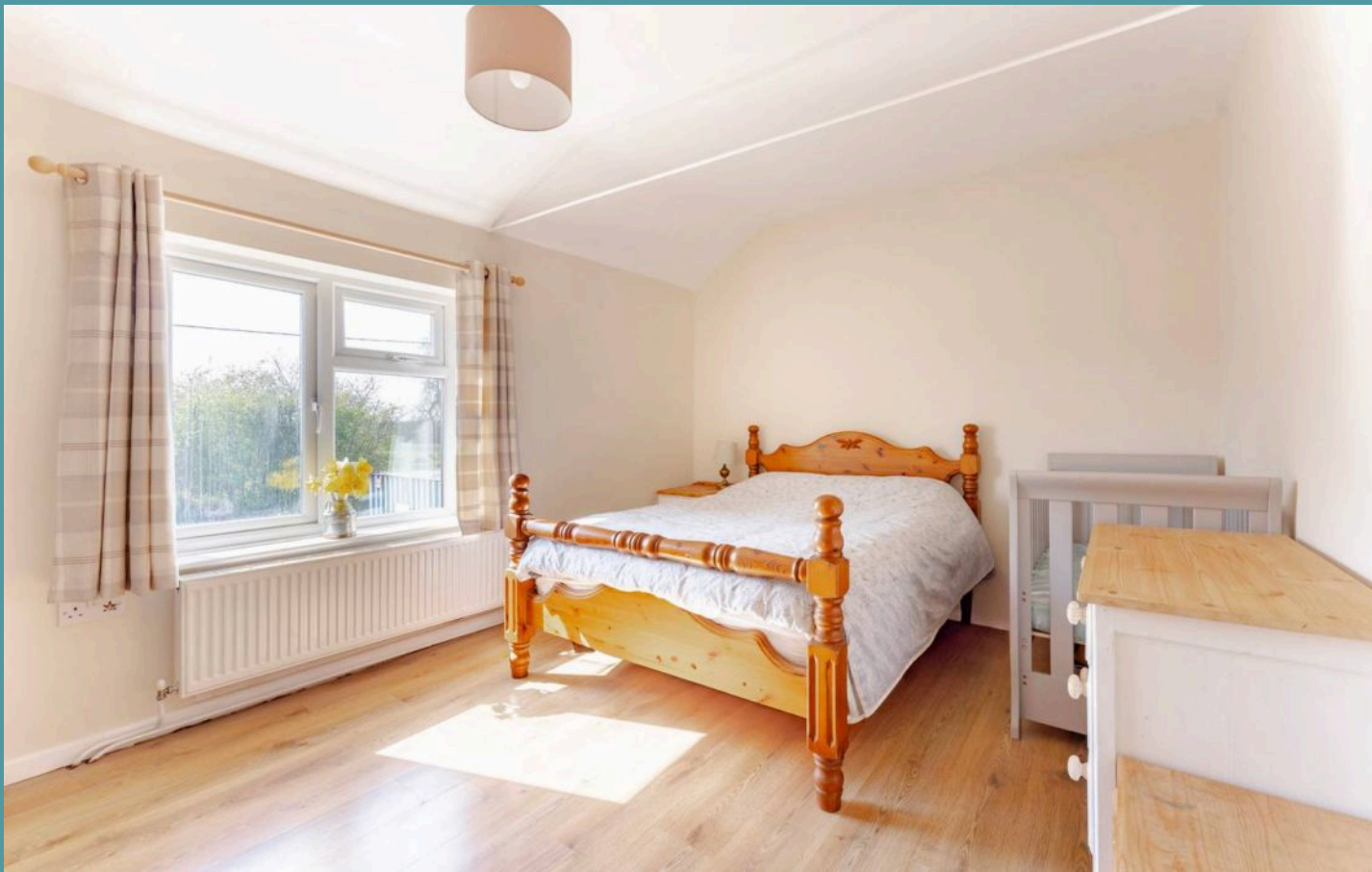
Upon entering, you are greeted by a light-filled porch, suitable for storing your outdoor wear. The bespoke farmhouse-style kitchen exudes warmth and character, complete with a Rangemaster oven, ample base units for storage, and a traditional Butler sink, to be able to cook your favourite meals. Adjacent to the kitchen, a functional utility room provides additional storage space and laundry essentials, ensuring a clutter-free living environment.

Continuing through the home you'll find a dining room that encourages intimate family meals and gatherings with loved ones. A warm and welcoming ambience comes from the sitting room, that is accentuated by a charming wood burner. This beautifully presented space invites relaxation and entertaining.

Ascend to the first floor, where you will encounter two bedrooms, each thoughtfully designed to offer the utmost comfort and relaxation. The second bedroom has the versatility to be a home office, guest room, dressing room or playroom, depending on your own requirements. Completing the upper floor is a shower room, comprising of a modern three piece suite, accommodating all residents in the household.







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Outside, the property's extensive garden offers endless possibilities for outdoor activities and relaxation. Whether you have a green thumb or simply enjoy relaxing in the beauty of nature, the garden's polytunnels, vegetable patches, fruit trees and sheltered seating area provide a serene space where you can unwind and reconnect with the outdoors. The garden also features a double garage with ample storage space, perfect for housing garden equipment or other belongings. A large barn/workshop equipped with power and lighting offers a versatile space for hobbies, DIY projects, or potential conversion (stpp). At the front of the residence is a shingle driveway providing off-road parking.

### Agents notes

We understand that this property is freehold.  
Connected to mains water, electricity and drainage.  
Heating system - Oil.  
Council tax band: B





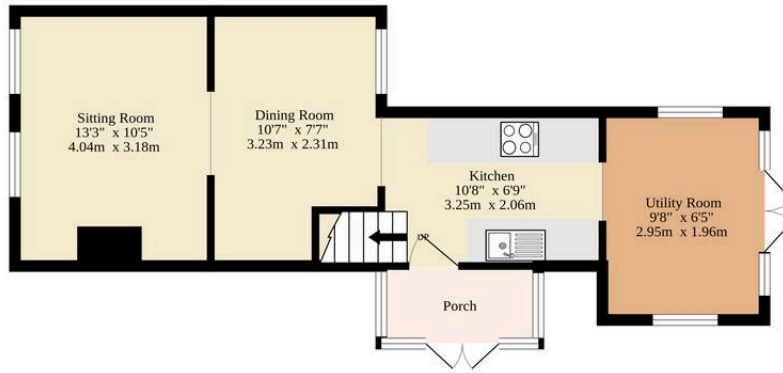


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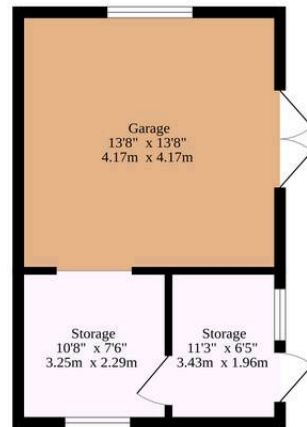
Banningham, Norwich

- Semi-detached residence set on a 0.23 acre plot (stms) in the North-Norfolk village of Banningham
- Beautiful home that has been fully renovated throughout to accommodate a modern lifestyle
- Bespoke kitchen that is a farmhouse style, equipped with a Rangemaster oven, base units for storage and a Butler sink
- Functional utility room for additional storage, outdoor wear and laundry essentials
- Sitting room accentuated by a charming wood burner, inviting relaxation and entertaining
- Dining room encouraging intimate family meals and gatherings with loved ones
- Two bedrooms and a shower room
- Extensive garden offering endless possibilities for outdoor activities and enjoyment, with polytunnels, vegetable patches and a sheltered seating area
- A double garage with ample amount of storage space and a large barn/workshop with power and lighting
- Close to local shops, bus routes, a primary school, the village church and pub

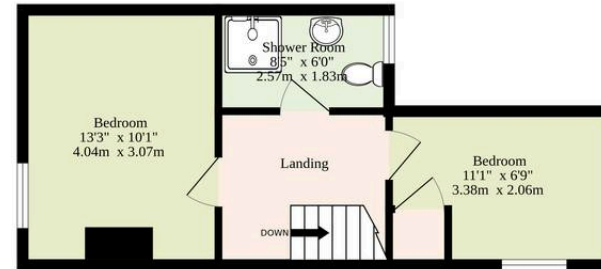
Ground Floor  
402 sq.ft. (37.3 sq.m.) approx.



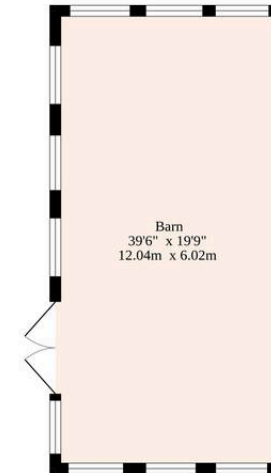
Garage  
345 sq.ft. (32.1 sq.m.) approx.



1st Floor  
321 sq.ft. (29.8 sq.m.) approx.



Barn  
788 sq.ft. (73.2 sq.m.) approx.



Sqft Includes The Garage And Barn

**TOTAL FLOOR AREA : 1856 sq.ft. (172.4 sq.m.) approx.**

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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