



36 Shakespeare Way, Taverham

Guide Price £475,000

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Taverham, Norwich

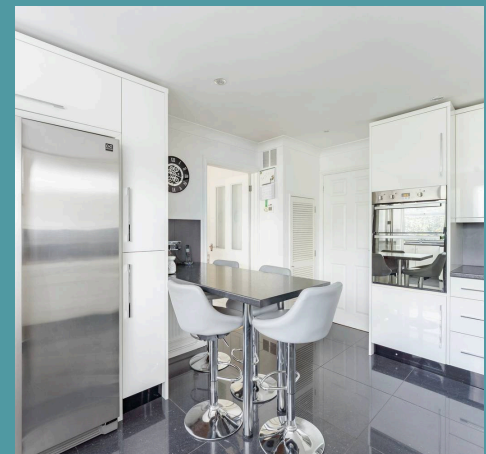
Guide Price £475,000 - £500,000 Shakespeare Way in Taverham combines a spacious and flexible family home with a location that makes everyday life easy and enjoyable. Inside, bright living areas and practical features like multiple bathrooms and a garage offer comfort and convenience for all. A tucked-away study provides the perfect quiet space for working from home, while the dining area flows seamlessly onto a covered deck, ideal for entertaining or relaxing outdoors. The garden is thoughtfully designed for privacy and ease. The neighbourhood buzzes with amenities—from nearby schools and well-lit walking routes to local shops like One Stop and Tesco Express just a stroll away. Leisure options are plentiful, with walking trails on Marriott's Way, sports facilities at the Bob Carter Centre, and popular pubs close by, making this home a perfect blend of comfort and convenience.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:





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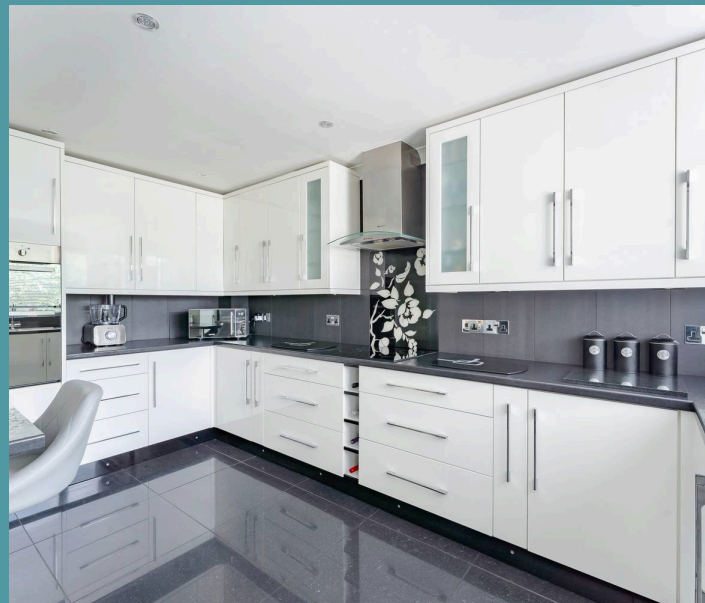
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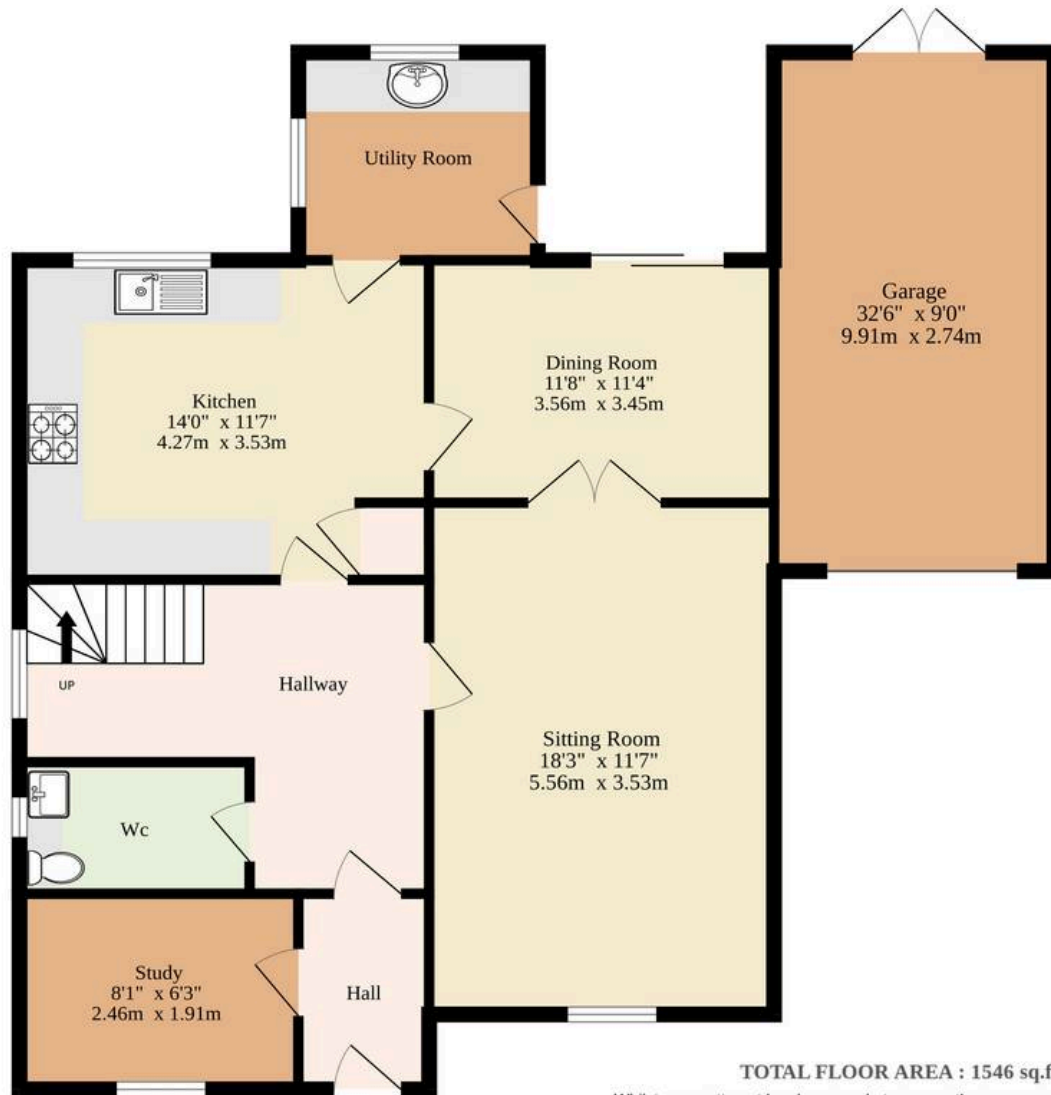
The Location

Perfectly positioned in Taverham, Shakespeare Way. The area is ideal for those who enjoy a pleasant stroll, with well-lit streets offering safe and peaceful walking routes in either direction. Whether you're heading to the nearby One Stop or the Tesco Express, both are within reach on foot, though a short drive may suit those with a bigger shop in mind.

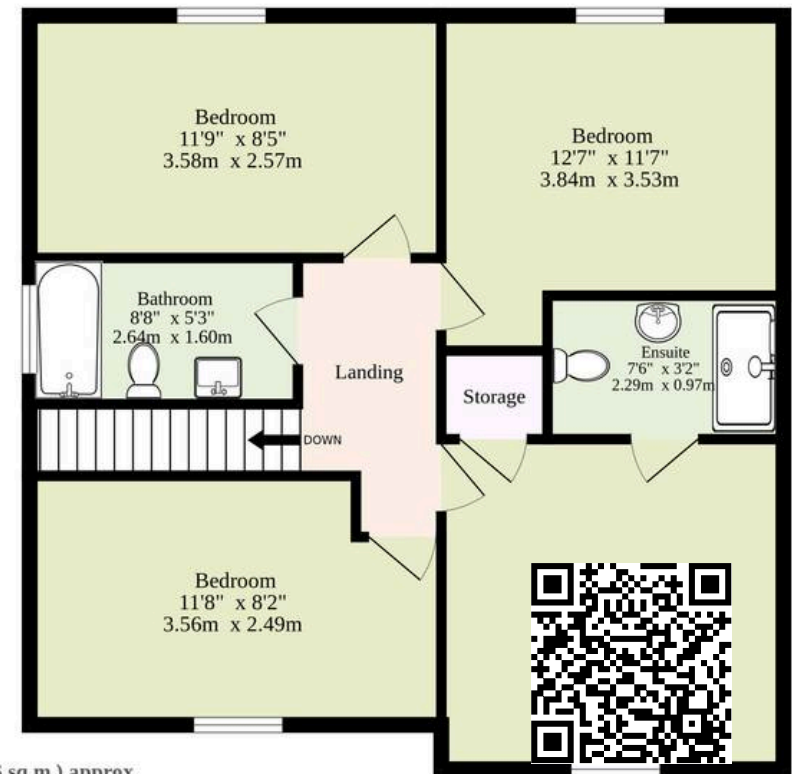
Families will appreciate how easy it is to reach local schools on foot, with Ghost Hill Infant School and Taverham Junior just a walk away, while older students benefit from proximity to Taverham High School and Sixth Form. For weekend wanderers or



Ground Floor
937 sq.ft. (87.1 sq.m.) approx.



1st Floor
609 sq.ft. (56.6 sq.m.) approx.



TOTAL FLOOR AREA : 1546 sq.ft. (143.6 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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