



12 Rivermead, Stalham

Norwich

£250,000

Minors & Brady



## 12 Rivermead

Stalham, Norwich

Village life meets great potential in this charming two-bedroom detached bungalow in Stalham's desirable Rivermead area. Situated on a generous corner plot, the property offers a comfortable and well-presented home with scope to extend, subject to planning permission. Inside, bright and spacious living areas include a dual-aspect lounge/diner and a fitted kitchen with space for appliances. Both bedrooms are double-sized, complemented by a fully tiled bathroom with a sit-in bath and electric shower. Outside, mature gardens and ample off-road parking provide privacy and convenience, along with a car port and useful outbuildings. With local shops, dining, and the Norfolk Broads just moments away, this home perfectly combines village charm with practical living and future potential.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating:

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### The Location

Located in Stalham, Rivermead offers the perfect blend of village charm and convenience. Just a short stroll from the High Street, residents can easily access popular local shops such as Tesco Superstore (0.5 miles away) and Stalham Butchers, known for its quality meats and fresh produce.

For dining options, The Swan Inn is under a mile away, providing a cosy spot for traditional pub fare. Nature lovers will appreciate the easy 2-mile drive to the scenic Norfolk Broads, where boating and outdoor activities await, while the beautiful beaches of Sea Palling are just 5 miles away.

Stalham is well-connected by nearby roads, with Norwich reachable in under 30 minutes, making this location ideal for both everyday needs and weekend adventures.

### Rivermead, Stalham

Situated in a quiet and convenient position within the sought-after Broadland town of Stalham, this two-bedroom detached bungalow occupies a generous corner plot. Well presented







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**Rivermead, Stalham**



**M&B**

**Ground Floor**  
653 sq.ft. (60.7 sq.m.) approx.



TOTAL FLOOR AREA : 653 sq.ft. (60.7 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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