



14 Canberra Road, Carbrooke

Thetford



Minors & Brady

14 Canberra Road

Carbrooke, Thetford

This three-bedroom home offers practical and spacious living across multiple levels, designed to suit families, couples, or first-time buyers. A large entrance hall leads to a refurbished cloakroom and a lounge/dining area with French doors opening onto a private south-west facing garden. The kitchen is fitted with ample storage, integrated appliances, and a new boiler, ensuring functionality throughout. Upstairs, two good-sized double bedrooms and a family bathroom provide flexible accommodation, while a separate staircase leads to a master suite featuring vaulted ceilings, velux windows, built-in wardrobes, and an en-suite shower. Outside, the property includes a block-paved driveway, a sizeable garage with direct access, and a rear garden laid out with decking and planting beds. With no onward chain, this well-maintained home delivers practical space and a smooth indoor-outdoor flow, ready for immediate occupation.

- Three bedrooms, including a master suite with vaulted ceilings and en-suite
- Spacious entrance hall with recently refurbished cloakroom
- Lounge/dining area with French doors opening onto private south-west facing garden
- Well-fitted kitchen with integrated oven, gas hob, and ample storage
- Brand-new boiler installed for efficient heating
- Two good-sized double bedrooms on the first floor
- Family bathroom with bath, WC, and basin



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The Location

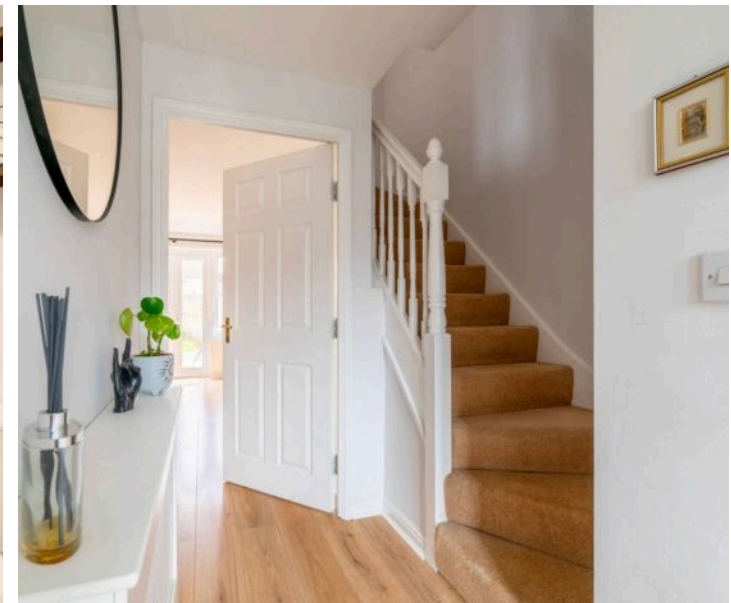
This property is located in the peaceful and friendly village of Carbrooke, offering the perfect chance to enjoy a relaxed rural lifestyle while staying close to everything you need. Carbrooke is known for its strong community spirit and calm, open surroundings — ideal for those looking to slow down and embrace a quieter, more peaceful way of living.

Surrounded by beautiful countryside, the village invites you to enjoy fresh air and scenic views, perfect for gentle walks or weekend outdoor adventures. Despite its tranquil setting, you're never far from everyday essentials. The nearby market town of Watton is just a short drive away and offers a variety of shops, supermarkets, schools, and healthcare facilities to meet your daily needs.

For outdoor enthusiasts, the nearby Thetford Forest is a real gem, with an extensive network of walking and cycling trails that provide endless opportunities for exercise, exploration, and family fun. Whether it's hiking, biking, or simply enjoying a relaxing picnic, there's something for everyone here.

The location also benefits from excellent transport connections, with easy access to the A11 and A47. This makes commuting or taking day trips to cities like Norwich and Cambridge straightforward and convenient, offering a perfect balance between countryside calm and urban accessibility.

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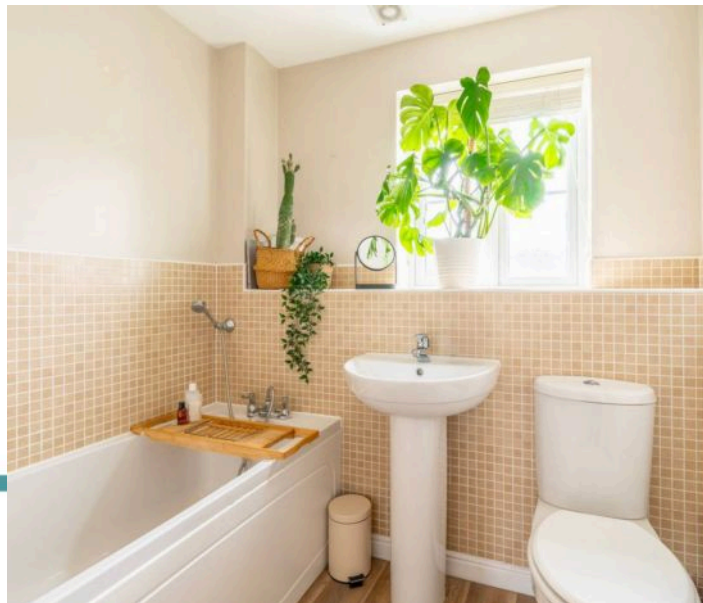
Canberra Road, Carbrooke

This impressive three-bedroom home combines modern living with practical design, ideal for families, couples, or first-time buyers seeking versatile accommodation. Step inside to a generous entrance hall that leads to a recently refurbished cloakroom, providing convenient ground-floor facilities.

The inviting lounge/dining area features ample space for relaxing and entertaining, enhanced by French doors that open onto a private, south-west facing garden. The well-appointed kitchen showcases a comprehensive range of fitted units, integrated oven and gas hob, plus a brand-new boiler, ensuring efficiency and comfort.

Upstairs, the landing gives access to two sizeable double bedrooms and a fresh family bathroom, complete with bath, WC, and basin. A separate staircase leads to a luxurious master suite, boasting vaulted ceilings, velux windows for abundant natural light, built-in wardrobes, and a contemporary en-suite with a walk-in shower.

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Outside, the property benefits from a block-paved frontage, private driveway, and a large garage with direct access. The rear garden is thoughtfully designed with decking adjoining the house, sleeper beds for planting, fresh fencing, and a well-maintained lawn—ideal for outdoor dining and gatherings in warmer months.

With no onward chain, this meticulously maintained home offers ample storage, flexible living spaces, and a seamless indoor-outdoor flow, ready to welcome its next owners.

Agents Note

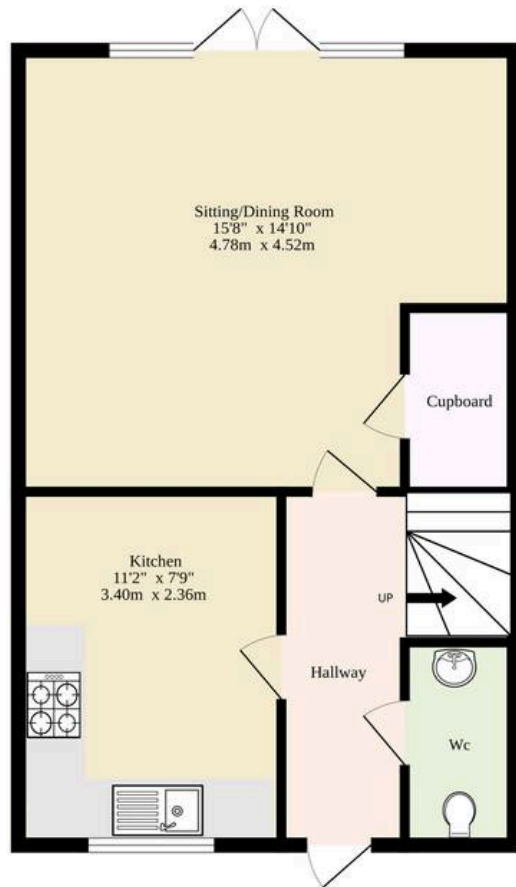
Sold Freehold

Connected to all mains services.

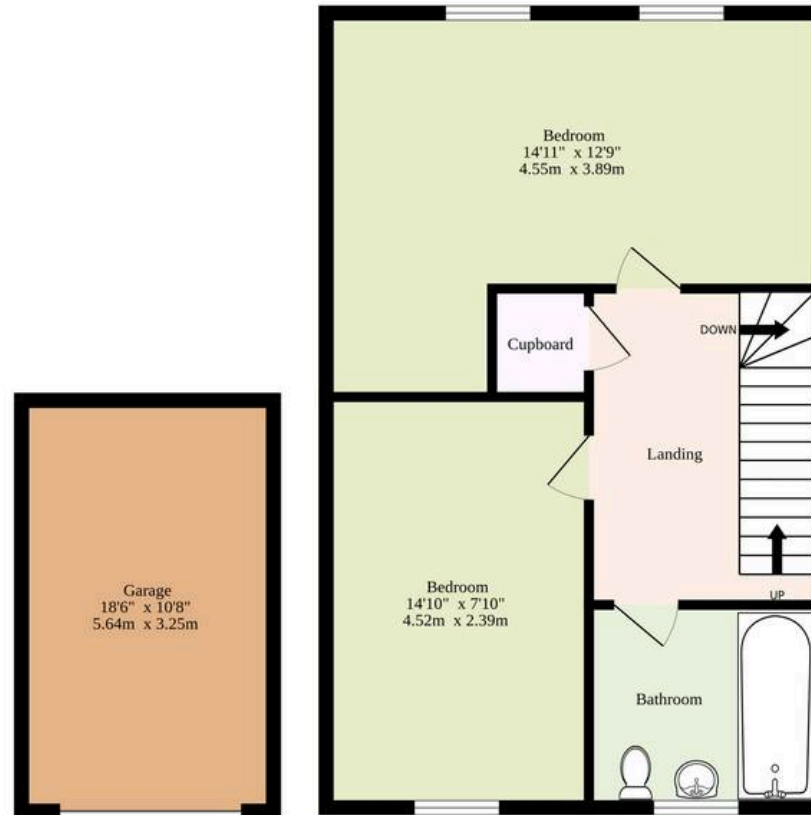


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Ground Floor
572 sq.ft. (53.1 sq.m.) approx.



1st Floor
364 sq.ft. (33.8 sq.m.) approx.



2nd Floor
240 sq.ft. (22.3 sq.m.) approx.



TOTAL FLOOR AREA : 1176 sq.ft. (109.3 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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Minors & Brady
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