



54 Metcalf Road, Rackheath

Norwich



Minors & Brady

54 Metcalf Road

Rackheath, Norwich

Set within the well-served village of Rackheath, this beautifully presented semi-detached home spans three storeys and offers generous, well-planned living throughout. The welcoming lounge is enhanced by a stylish media wall with built-in shelving, integrated TV space and a contemporary inset electric fire, while French doors open to a spacious and well-maintained rear garden with patio, decked seating area, lawn and storage shed. The sleek modern kitchen features glossy units, coordinated worktops and integrated appliances, with a convenient ground-floor WC completing the lower level. Upstairs provides three bedrooms and a neatly finished family bathroom, while the top floor is dedicated to an impressive principal bedroom with fitted wardrobes and a private en suite. Off-road parking for two vehicles is provided by a private driveway, making this an ideal home for comfortable family living.

Location

Metcalf Road is located in the well-served village of Rackheath, offering a friendly community atmosphere with a range of everyday amenities, including a convenience store, primary school, post office, and local pub. The area benefits from good transport links, with easy access to the NDR and A47, making travel into Norwich and surrounding towns straightforward. For leisure, there are nearby parks, countryside walks, and the scenic Norfolk Broads just a short drive away, along with shopping, dining, and entertainment options in Norwich city centre. Public transport connections are also convenient, with regular bus services into the city and neighbouring villages. This location suits those who value a quieter setting while staying within easy reach of all essential facilities.

M&B





M&B

54 Metcalf Road

Rackheath, Norwich

Metcalf Road, Rackheath

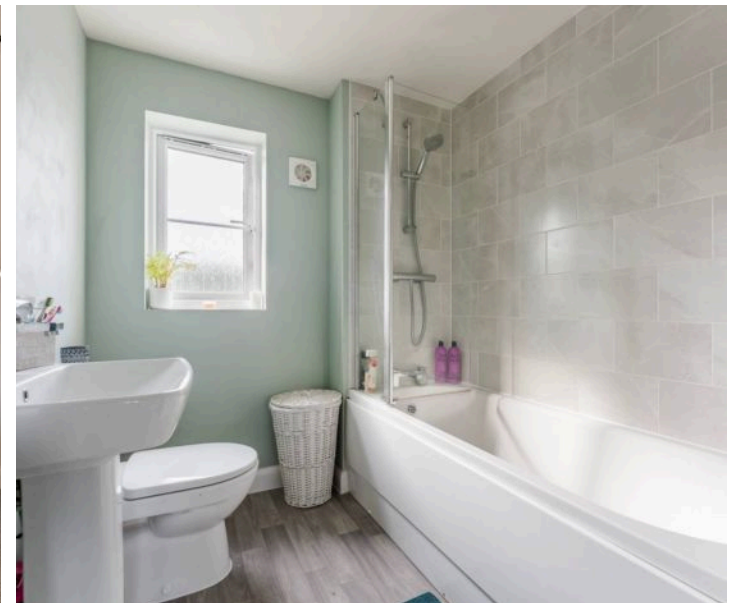
Stepping inside, the entrance hall sets the tone with its stylish wood-effect flooring and a thoughtfully designed recessed display niche, perfect for adding a personal touch. A conveniently located ground-floor WC adds practicality for everyday living. From here, the home opens into a sleek and spacious modern kitchen, fitted with contemporary gloss units, coordinating worktops, and the same attractive flooring that flows seamlessly from the hall. A gas hob with extractor, integrated oven, and plumbing for a washing machine provides both style and functionality, creating a space that works as well for everyday meals as it does for entertaining.

The lounge is a warm and inviting space, where natural light floods in through French doors that open onto the garden. The room is centred around a striking media wall, complete with built-in shelving, integrated TV space, and a contemporary inset electric fire, while a generous storage cupboard adds to the practicality. Plush carpet underfoot enhances the sense of comfort.

Upstairs, the first floor offers three well-proportioned bedrooms, two of which are generous doubles and one a versatile single that could also serve as a study or nursery. All are carpeted and filled with light, with a useful storage cupboard on the landing. The family bathroom is tastefully finished, featuring a panelled bath with a shower over, a modern tiled surround, a WC, a basin, and matching wood-effect flooring.

The second floor is entirely dedicated to the impressive principal bedroom, a spacious and light-filled room with two Velux windows, fitted wardrobes, and soft carpet flooring. Its private en suite shower room boasts a sleek glass cubicle, WC, and basin, creating a comfortable and well-appointed space. Double glazing is fitted throughout, ensuring year-round comfort.

M&B



54 Metcalf Road

Rackheath, Norwich

Outside, the property continues to impress with a generous enclosed rear garden that offers something for everyone. A paved seating area provides the perfect spot for outdoor dining, while the large lawn allows ample space for children to play or for keen gardeners to create planting schemes. At the far end, a decked seating area makes an ideal place to relax in the sun, and a storage shed keeps tools and equipment neatly tucked away. The garden is well-maintained and fully enclosed, ensuring privacy and security. A side gate leads to the front of the property, where a private driveway provides off-road parking for two vehicles.

Agents notes

We understand that the property will be sold freehold, connected to all main services.

Heating system- Gas Central Heating

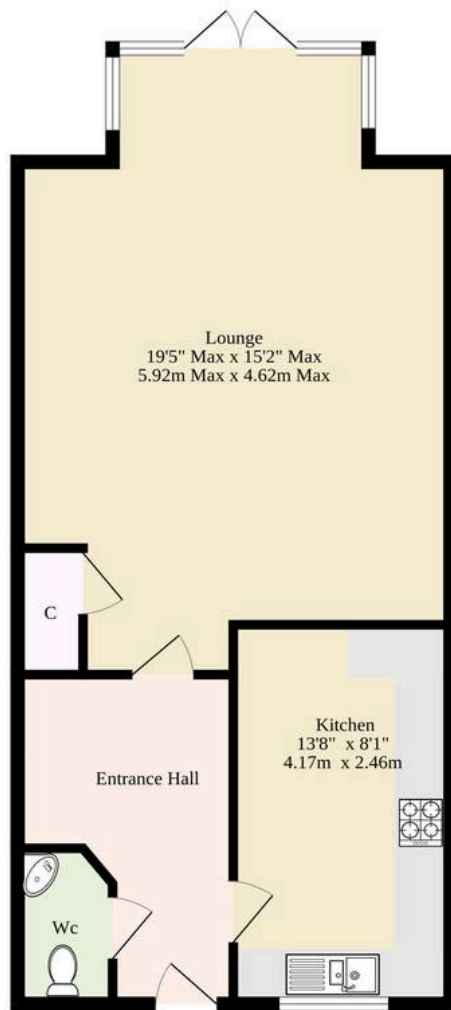
Council Tax Band- D

Maintenance charge: £70 per year

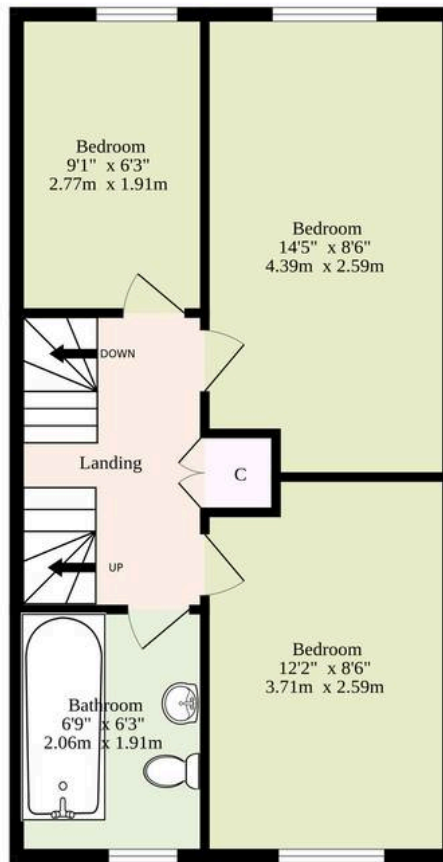


M&B

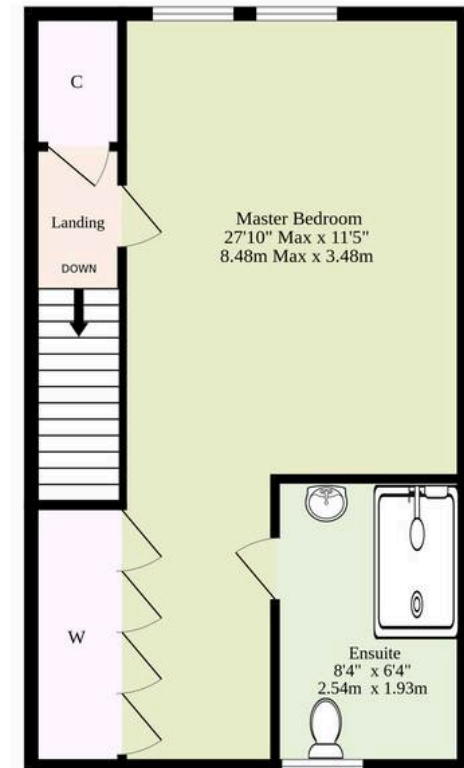
Ground Floor
497 sq.ft. (46.2 sq.m.) approx.



1st Floor
395 sq.ft. (36.7 sq.m.) approx.



2nd Floor
400 sq.ft. (37.2 sq.m.) approx.



TOTAL FLOOR AREA : 1292 sq.ft. (120.0 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.
Made with Metropix ©2025

Dreaming of this home? Let's make it a reality



Meet *Abi*
Branch Partner



Meet *Karol*
Property Valuer



Meet *Claire*
Aftersales Team Leader

Minors & Brady
Your home, our market



wroxham@minorsandbrady.co.uk



01603 784088



6 Church Road, Wroxham, Norwich, NR12 8UG

CAISTER-ON-SEA | DEREHAM | DISS | NORWICH | OULTON BROAD | WROXHAM



How can we support

- ✓ Residential Mortgages
- ✓ Protection & Insurance
- ✓ Buy-to-let (personal and limited company)



Matt Waters
Senior Mortgage
and Protection Advisor



Victoria Payne
Mortgage and
Protection Advisor

Scan to book your
appointment today



T: 01692 531372
E: enquiries@norfolk-mortgages.co.uk