



122 Newmarket Street, Norwich

Norwich



Minors & Brady

122 Newmarket Street

This characterful three-bedroom terraced home proudly displays a Newmarket Street plaque on its façade, highlighting its position on one of the most sought-after roads in Norwich's Golden Triangle. Inside, the property retains a wealth of period features, including two original fireplaces — one with striking brick accents in the sitting room and another framed by a warm wooden mantle in the dining room. The kitchen connects to a utility space, offering clear potential to be opened up into a generous modern kitchen, with further scope to extend subject to planning. Upstairs, three bedrooms and a shower room provide flexible accommodation. To the rear, a lengthy garden plot offers excellent opportunity for landscaping or further improvement. Full of charm and ready for modernisation, this is a rare chance to secure a home with both character and future potential in a prime Norwich location.

- Attractive period façade proudly displaying the Newmarket Street plaque, adding to the home's character and sense of place
- Highly desirable Golden Triangle NR2 location, within walking distance of Norwich city centre and local amenities
- Spacious sitting room featuring an original fireplace with distinctive brick accents, creating a striking focal point
- Characterful dining room with an original dark fireplace framed by a warm wooden mantlepiece, perfect for entertaining
- Well-proportioned kitchen with utility area, offering great potential for reconfiguration
- Opportunity to open up the kitchen and utility into one large, modern family space
- Rear porch with access to the garden, with scope for further extension subject to planning permission (STPP)





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122 Newmarket Street

The Location

The property is ideally located within the heart of the Golden Triangle, on the highly sought-after Newmarket Street in NR2. This desirable road is perfectly placed to enjoy the best of Norwich living, with a wealth of amenities, green spaces, and excellent transport links close at hand.

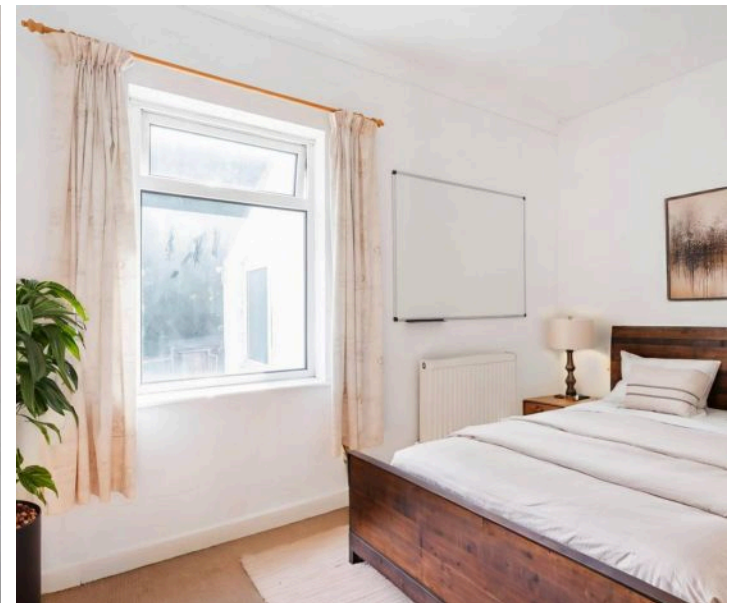
Just a short stroll away lies Eagle Park, a popular open space ideal for walking, recreation, and enjoying the outdoors. The area is also well known for its vibrant pub and dining scene, with local favourites such as The Unthank Arms, The Eagle, and The George Hotel in Arlington all within easy reach, each offering great food, welcoming atmospheres, and renowned Sunday roasts.

Norwich city centre is only a short walk away, providing a lively mix of shopping, restaurants, nightlife, and cultural attractions, with destinations like Chantry Place and the Castle Quarter easily accessible. For those needing to travel further afield, convenient road links to the A47 ensure excellent connectivity.

Families are particularly well catered for, with a range of state, faith, and independent schools nearby, as well as City College Norwich for further education. Everyday essentials can be found at Hall Road amenities, ensuring everything you need is close at hand.

With its tree-lined streets, strong community feel, and fantastic location, Newmarket Street offers the perfect balance of character, convenience, and lifestyle.

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This charming three-bedroom terraced home on Newmarket Street offers character, space, and plenty of potential. Full of original features and ready for modernisation, it presents a fantastic opportunity for buyers looking to create a home tailored to their own style.

The property welcomes you into a bright sitting room, where an original fireplace with striking brick accents forms the centrepiece. The adjoining dining room also retains its period character, featuring a dark fireplace framed by a warm wooden mantle. These two reception spaces offer both comfort and versatility, perfect for family living or entertaining.

To the rear sits the kitchen, which opens into a useful utility area. With imagination, this space could easily be reconfigured into one large open-plan kitchen, creating the heart of the home. A rear porch leads out to the garden, and the layout also offers scope to extend further, subject to the necessary planning permissions.

Upstairs, the landing leads to three well-proportioned bedrooms and a shower room. The home is completed by a lengthy rear garden plot, providing excellent outdoor space with huge potential for landscaping or further development.

This is a wonderful opportunity to secure a characterful property with original features and the chance to add modernisation and value.

Agents Note

Sold Freehold

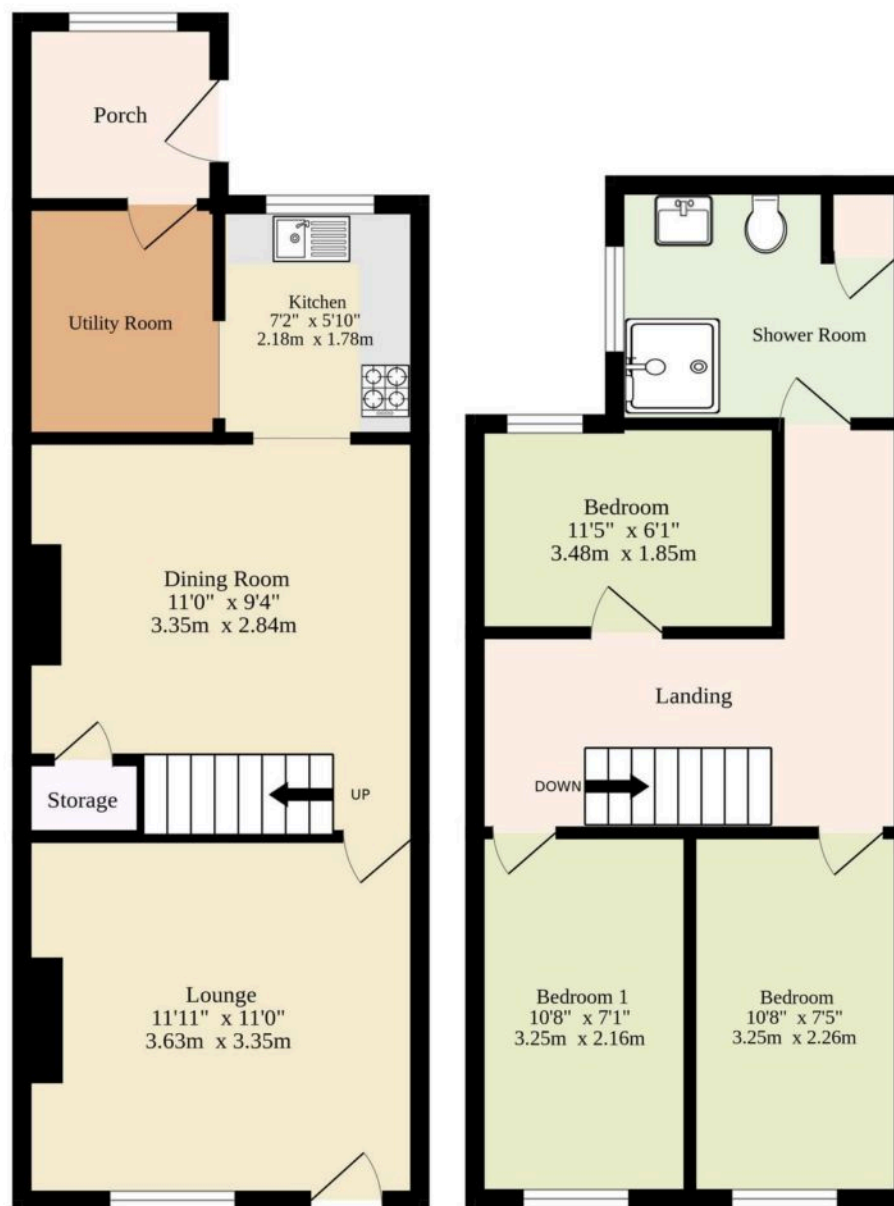
Connected to all mains services

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Ground Floor
398 sq.ft. (37.0 sq.m.) approx.

1st Floor
406 sq.ft. (37.7 sq.m.) approx.



TOTAL FLOOR AREA : 804 sq.ft. (74.7 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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Dreaming of this home? Let's make it a reality



Meet *Liam*
Branch Manager



Meet *Rosie*
Senior Sales Progressor



Meet *Tristan*
Senior Property Valuer

Minors & Brady
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