



8 Nightingale Drive, Cringleford

Norwich



Minors & Brady

8 Nightingale Drive

Cringleford, Norwich

Where style meets serenity, this remarkable four-bedroom home invites you to experience space in abundance. From its striking exterior of light-coloured brick and soft pink render to the welcoming double garage, charm is evident at first glance. Inside, a sweeping entrance hallway leads to multiple reception rooms, including a cosy sitting room with teal walls and a log burner, and a flexible space perfect for a playroom, office, or fifth bedroom. Sunlight floods the dining area through large patio doors and a Velux window, while a tucked-away seating nook offers garden views for quiet reflection. The kitchen, complete with a breakfast bar, pendant lighting, wine fridge, and utility room, is designed for both family life and entertaining. Upstairs, two master-style bedrooms with ensuites sit alongside two further generous rooms and a stylish four-piece family bathroom. Outside, a decked area and lawn provide space for play or relaxation, with a garden studio offering a versatile workspace. This home combines light, space, and thoughtful design, creating an uplifting and effortlessly stylish lifestyle in every corner.



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The Location

Cringleford is one of Norfolk's most desirable villages, offering a perfect blend of peaceful village living with excellent connectivity to the surrounding area. The village is well-served with a variety of amenities, including local shops, pubs, schools, and recreational facilities, making it particularly popular with families and professionals alike. Its welcoming community and leafy streets create a charming environment, while nearby green spaces and countryside walks provide opportunities to relax and enjoy the outdoors.

Cringleford is conveniently situated close to Thickthorn, giving residents quick access to the A11 and other major roads, making commuting straightforward. Excellent public transport links, including nearby bus routes, make it easy to reach the University of East Anglia (UEA), Norfolk and Norwich University Hospital (NNUH), and the vibrant Norwich City Centre, all within a short drive. Despite its accessibility, the village retains a tranquil, semi-rural feel, surrounded by scenic countryside, providing the best of both worlds—quiet village life without compromising on connectivity to key amenities and transport links.



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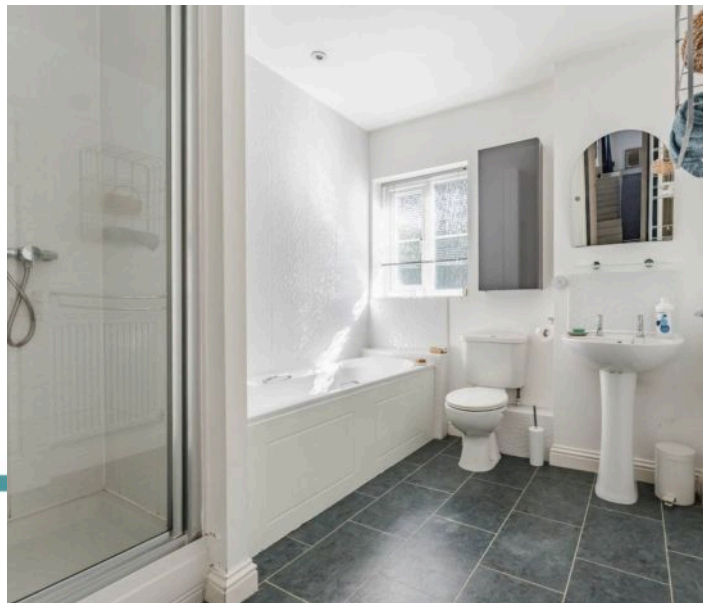
Nightingale Drive, Cringleford

Welcome to a home that effortlessly blends space, style and soul. This large four-bedroom residence exudes charm from the moment you arrive, with a unique and eye-catching exterior that pairs light-coloured brick with a soft pink rendered frontage, complemented by a double garage. Step through the front door into a generous entrance hallway, where natural light bounces off the walls, welcoming you in. A convenient WC and thoughtfully designed understair storage hint at the sense of space and calm that defines the rest of the home.

Inside, the home unfolds into a trio of beautifully appointed reception areas, each offering its own character and versatility. A flexible room can serve as a playroom, fifth bedroom, or office, while the sitting room exudes warmth with teal-colored walls and a cosy log burner.

Carefully curated décor from the current vendors enhances the sense of style while complementing the natural proportions of the space. From here, your eyes are drawn toward a spectacular dining area, where large patio doors and a Velux window invite sunlight to pour in, creating a light-filled, uplifting environment. A charming seating nook by an internal window offers the perfect spot to curl up with a book while enjoying garden views, subtly dividing the open-plan kitchen and dining space while keeping the flow seamless.

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The kitchen itself is bright and inviting. Featuring a breakfast bar ideal for casual meals, pendant lighting that adds a touch of elegance, and extensive cabinetry, it's perfectly equipped for family life and entertaining. A wine fridge and adjoining utility room complete the space, ensuring every need is easily met. The layout ensures that while the space flows effortlessly, each zone feels distinct, encouraging both togetherness and quiet moments alike.

Upstairs, four generous bedrooms offer plenty of room for rest. Two of these enjoy master-style status, each with built-in storage and ensuite shower rooms, while the family bathroom is a beautifully appointed four-piece suite.

Step outside, and the sense of space continues. A decked area leads onto a lawn that invites play, relaxation, or summer entertaining. At the rear, a versatile garden studio with power offers the perfect setting for remote work, creative pursuits, or simply a quiet escape.

Every aspect of this home has been designed to enhance day-to-day living—spaces that feel uplifting, versatile, and effortlessly stylish, offering a lifestyle where light and space are always in harmony.

Agents Note

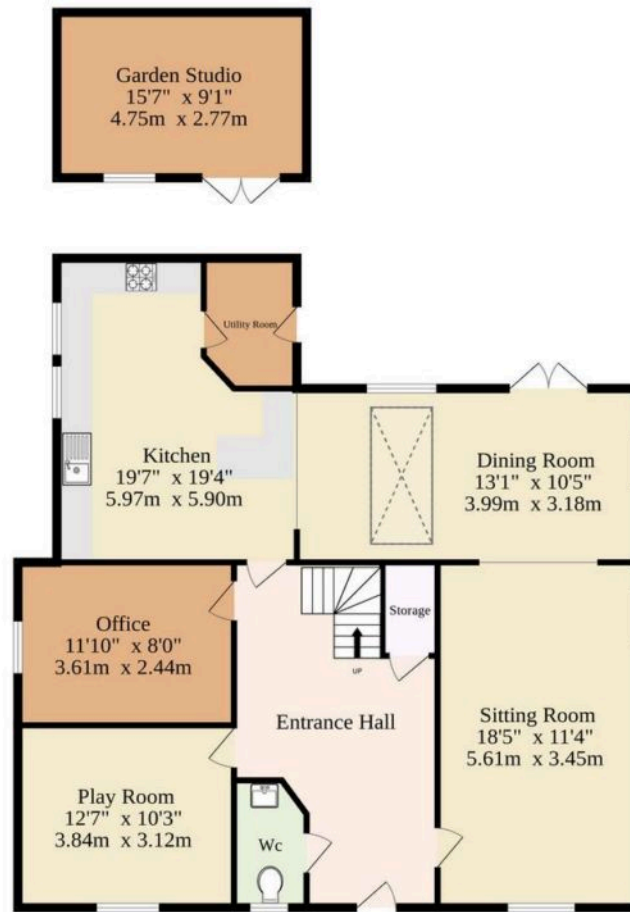
Sold Freehold

Connected to all mains services

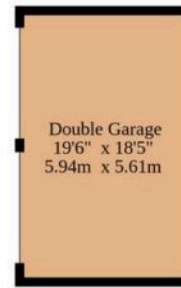
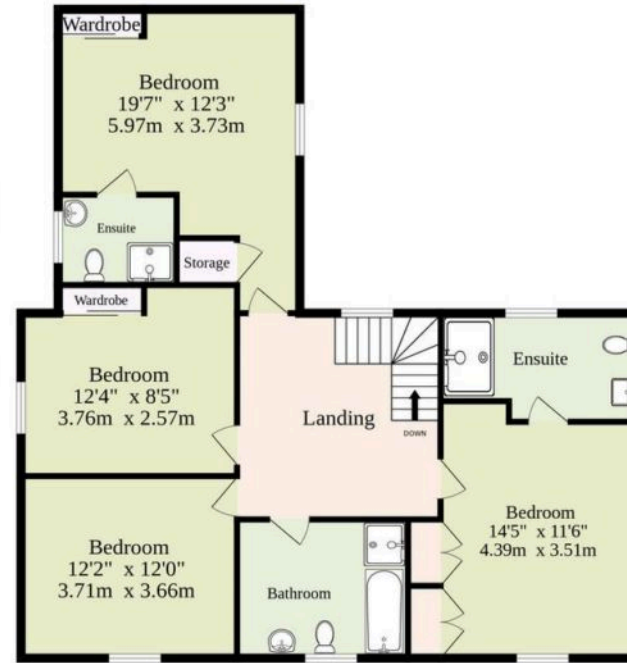


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Ground Floor
1709 sq.ft. (158.8 sq.m.) approx.



1st Floor
920 sq.ft. (85.5 sq.m.) approx.



TOTAL FLOOR AREA : 2629 sq.ft. (244.2 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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