



47 Victory Avenue, Bradwell

Great Yarmouth

Minors & Brady

47 Victory Avenue

Bradwell, Great Yarmouth

Set within the prestigious Norfolk Homes development in Bradwell, this detached residence blends modern comfort with versatile living. From the moment you arrive, the welcoming façade and sun-filled interiors hint at the thoughtful design and spacious layout within. A striking sitting room, a contemporary kitchen with integrated appliances, and flexible living spaces create the perfect backdrop for family life, work, and entertaining. Upstairs, four bedrooms offer comfort and privacy, complemented by stylish bathrooms and built-in storage. Outside, a landscaped garden, decked terrace, and generous driveway complete a home designed for both relaxation and practicality. Offered chain free, this is a rare opportunity to embrace a sophisticated, adaptable lifestyle in a sought-after village setting.



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47 Victory Avenue

Bradwell, Great Yarmouth

- Offered chain free!
- Detached residence proudly positioned on a generous plot, in the reputable Norfolk Homes development within the sought after village of Bradwell
- Beautiful family home showcasing spacious and flexible accommodation that can easily adapt to your own preferences and style
- Spacious sitting room accentuated by a decorative chimney breast with a modern flame fire, inviting relaxation and entertaining
- Kitchen equipped with quality cabinetry, an integrated double oven, a gas hob, a built-in dishwasher, a breakfast bar unit and a functional utility room
- Flexible dining room and a study, with the option to have a home office, a snug, a playroom for families or an additional bedroom
- Four bedrooms offering the utmost comfort and privacy, alongside a private en-suite and a family bathroom
- A private, well-maintained garden featuring a decked terrace for seating arrangements, a laid to lawn and planted beds
- A brick-weave driveway providing off-road parking and a garage with lighting and power, offering storage options
- Close to local shops, schools for all ages, healthcare facilities and transport links



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Location

Victory Avenue sits in the heart of Bradwell, a quiet village on the outskirts of Great Yarmouth, Norfolk. Residents benefit from local convenience shops within walking distance, including a small newsagent, a post office, and a grocery store, while larger supermarkets and high-street shops are just a short drive away in central Great Yarmouth. For families, Bradwell Primary School is nearby, providing education for younger children, while secondary schools such as Ormiston Venture Academy and Cliff Park Ormiston Academy are easily accessible in Gorleston.

Healthcare needs are served by local GP practices and the nearby James Paget University Hospital, offering both general and specialist care. For leisure, the area is close to Gorleston's sandy beaches, parks, and riverside paths, encouraging outdoor activities and a relaxed coastal lifestyle. Transport links are strong: regular bus routes connect Bradwell to Great Yarmouth and surrounding villages, while the A12 and A47 provide quick road access to Norwich and beyond, making it ideal for commuters who want a peaceful village environment without sacrificing connectivity.



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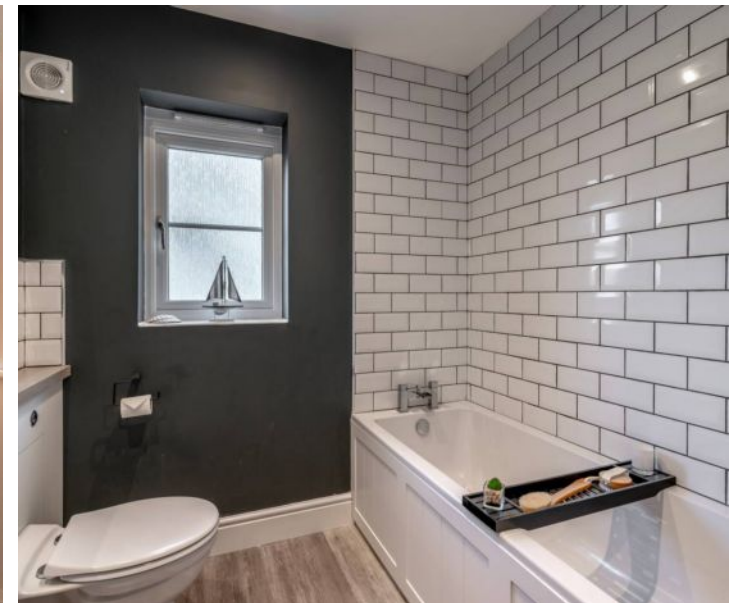
Bradwell, Great Yarmouth

Offered chain free, this impressive detached residence is ideally positioned on a generous plot within the highly regarded Norfolk Homes development in the sought-after village of Bradwell.

A home that effortlessly combines contemporary living with timeless charm, it offers spacious and adaptable accommodation that can be tailored to suit your lifestyle. The exterior exudes subtle elegance, with a well-maintained lawn and a pitched porch, welcoming natural light into the property.

Step inside to a bright and airy entrance hall, complemented by a convenient WC, and flow seamlessly into the expansive sitting room. Here, a decorative chimney breast with a modern flame fire creates a striking focal point, perfect for both relaxed evenings and entertaining guests.

The kitchen is thoughtfully designed, fitted with quality cabinetry, an integrated double oven, gas hob, built-in dishwasher, and a breakfast bar. A functional utility room enhances everyday practicality, while the flexible dining room and study offer versatile options, ideal as a home office, snug, playroom, or additional bedroom to suit your family's needs.



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Upstairs, four well-appointed bedrooms provide the utmost privacy and comfort. The principal suite flaunts a private en-suite, while each bedroom benefits from built-in wardrobes and a stylish family bathroom completes the upper floor.

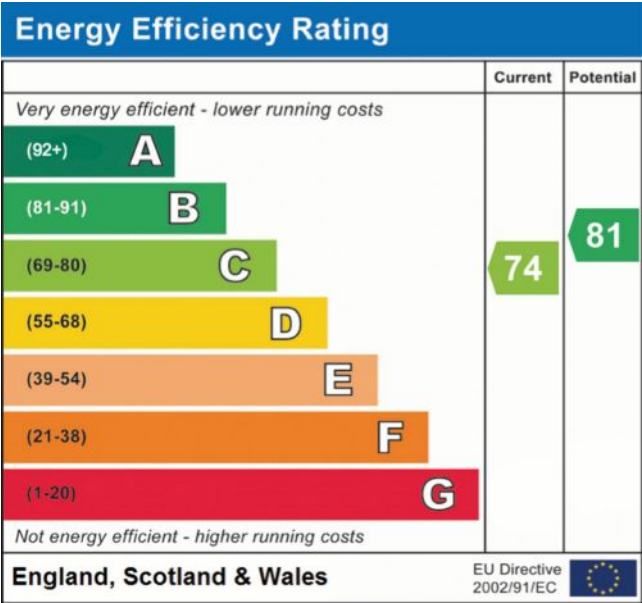
The exterior continues to impress with a private, landscaped garden featuring a decked terrace for outdoor seating, a laid-to-lawn area, and thoughtfully planted beds. A brick-weave driveway provides ample off-road parking, while the garage, with an over door, lighting and power, offers storage and potential for conversion (stpp).

Additional features include underfloor heating on the ground floor, Samsung wind-free smart-controlled air conditioning in the kitchen/breakfast room and principal bedroom (easily extendable to other rooms), and double-glazed windows throughout, ensuring modern comfort and energy efficiency.

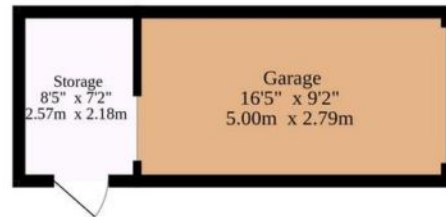
Agents note

Freehold

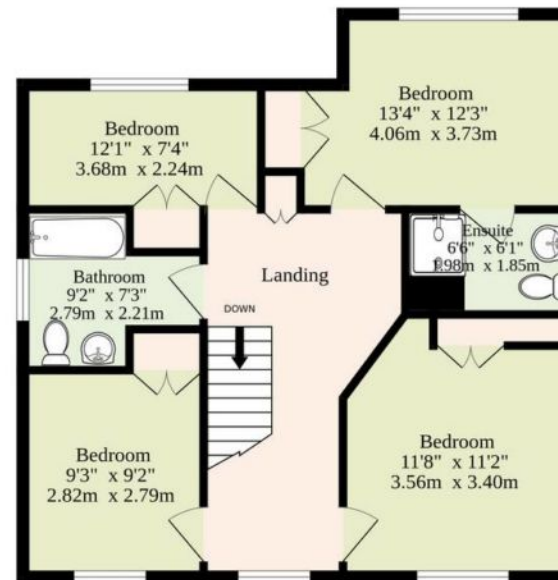
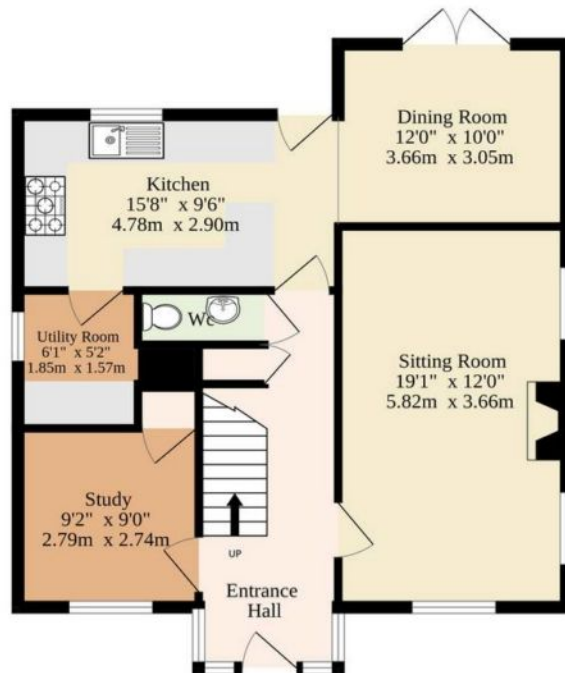
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Ground Floor
899 sq.ft. (83.5 sq.m.) approx.



1st Floor
665 sq.ft. (61.8 sq.m.) approx.



Sqft Includes The Garage

TOTAL FLOOR AREA : 1564 sq.ft. (145.3 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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Dreaming of this home? Let's make it a reality



Meet Sarah
Senior Property Consultant



Meet James
Property Consultant



Meet Lauren
Property Consultant

Minors & Brady
Your home, our market

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