



71 Middlemarch Road, Dereham

Dereham



Minors & Brady

Set in a quiet and friendly residential area, this detached chalet-style home offers plenty of space and potential for those looking to make it their own. Sitting on a generous corner plot, it's surrounded by established gardens and benefits from a driveway and single garage. Inside, the layout is practical and welcoming, with a bright living room, open-plan kitchen and dining area, and a lovely sunroom that looks out over the garden. Upstairs, there are three comfortable bedrooms, two with built-in wardrobes, and a family bathroom. The property would benefit from some modernisation, giving buyers a great opportunity to update and personalise it to suit their style. The area is well-known for its peaceful atmosphere and strong sense of community, making it a wonderful place to settle. With no onward chain, this home is ready for someone to move in and start creating their perfect space. A great opportunity for families, couples, or downsizers alike.

- No Onward Chain!
- Spacious detached chalet-style home set on a generous corner plot, offering plenty of outdoor space
- Located in a quiet, well-regarded residential area known for its friendly and welcoming community
- Bright and welcoming entrance hallway providing a sense of space on arrival
- Generous living room with large windows allowing natural light to fill the space, perfect for relaxing or entertaining
- Open-plan kitchen and dining area, creating a sociable heart of the home for family meals and gatherings
- Sunroom overlooking the rear garden with direct access to outdoor space, ideal for enjoying the garden year-round
- Three comfortable bedrooms, two of which include built-in wardrobes for convenient storage
- Family bathroom suite, offering scope for updating to create a more contemporary style

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71 Middlemarch Road

The Location

Middlemarch Road is a well-situated residential street in Toftwood, a popular suburb of the thriving market town of Dereham, located in the heart of Norfolk. This sought-after location offers a strong sense of community and convenient access to a wide range of local amenities. Just a short distance away lies Dereham town centre, where residents can enjoy a variety of independent shops, national retailers, cafés, and restaurants.

For day-to-day essentials, there are several nearby supermarkets including Tesco, Morrisons, and Lidl.

Families will appreciate the proximity to well-regarded schools such as Grove House Infant and Nursery School, Toftwood Junior School, and Northgate High School, all within easy reach. Healthcare needs are well-served with local GP practices like Dereham Surgery and Theatre Street Medical Centre, as well as the nearby Dereham Hospital offering community health services.

Transport links are excellent, with regular bus services connecting Toftwood and Dereham to Norwich, Swaffham, and other surrounding towns, while the A47 provides direct road access to Norwich (approximately 30 minutes by car) and King's Lynn. For rail travel, nearby stations at Wymondham or Norwich offer national rail services.



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71 Middlemarch Road

Middlemarch Road, Toftwood

Tucked away in a sought-after residential area, this detached chalet-style property offers an exciting opportunity for buyers seeking a home with great potential. Occupying a generous corner plot, the property combines well-proportioned living spaces with mature gardens, off-road parking, and a garage — ideal for families, downsizers, or anyone wishing to personalise a property to their own taste.

Upon entering, you're greeted by a bright and welcoming hallway that immediately conveys a sense of space. From here, you can access the main reception areas, including a spacious living room with large windows that fill the room with natural light, a perfect spot for relaxing or entertaining guests.

The open-plan kitchen and dining area provides a sociable heart to the home, offering ample room for both everyday family meals and larger gatherings. From the dining space, doors lead through to a charming sunroom, overlooking the rear garden and providing seamless access to the outdoors, ideal for enjoying morning coffee or an evening glass of wine surrounded by greenery.

Upstairs, the property features three comfortable bedrooms, two of which benefit from fitted wardrobes for convenient storage. A family bathroom suite serves the bedrooms, offering scope for updating to create a modern and stylish space.



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Externally, the home enjoys mature, enclosed gardens with lawned areas, planting borders, and plenty of potential for landscaping or outdoor entertaining. The property also benefits from a single garage with side access from the garden, as well as a private driveway offering additional off-road parking.

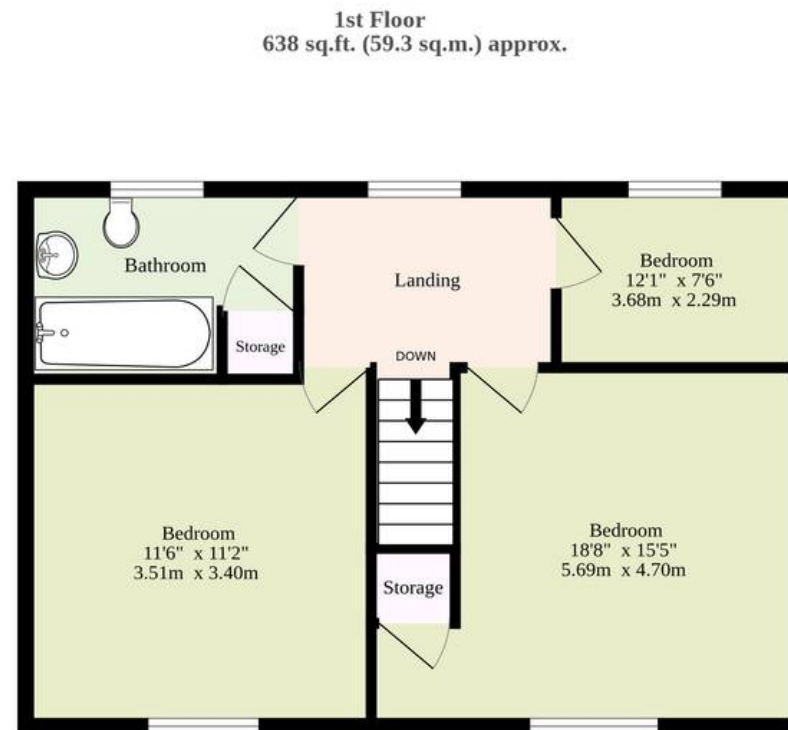
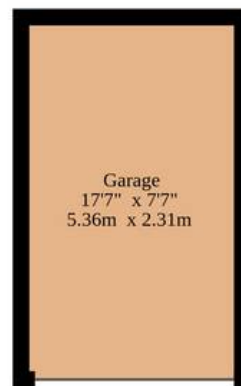
This detached chalet presents an excellent opportunity for those looking to invest in a home that can be shaped to suit their lifestyle. Offered with **no onward chain**, it's ready for new owners to move in and begin making it their own.

Agents Note

Sold Freehold

Connected to all mains services.





Including Garage

TOTAL FLOOR AREA : 1526 sq.ft. (141.8 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?

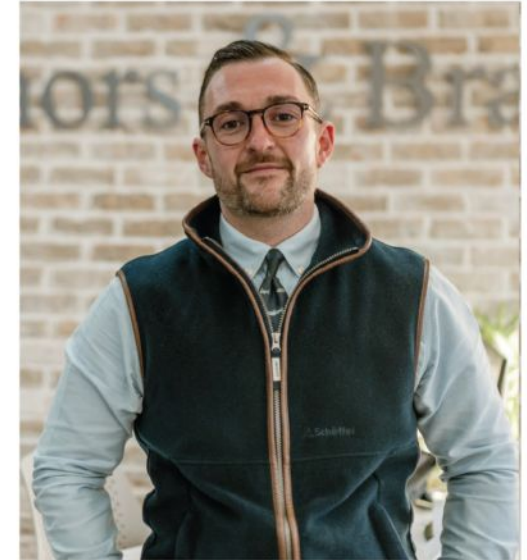
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