



7 Marina Road, Mundesley

Norwich



Minors & Brady



Glimpses of the sea from the rear of the home hint at the coastal setting that frames this thoughtfully renovated home. Redesigned in 2023 with a meticulous eye, the property marries modern luxury with subtle nods to character, creating a space that feels bright and exceptionally considered. Natural light floods the interiors, accentuating details such as bespoke shelving, brushed brass fixtures and the original fireplace, which quietly anchors the home in charm. The 19'2 kitchen serves as a stylish yet practical heart, with French doors drawing the garden and outdoors into daily life. Outside, the large, predominantly lawned garden and insulated office provide versatile spaces for work or creative pursuits. Raised planters with mature shrubs lend the property immediate kerb appeal, complementing its understated elegance. With every element curated to evoke a coastal sensibility, the home balances character, comfort, and modern living with effortless style. It is a residence that feels quietly distinguished, offering a lifestyle of light-filled, considered living just moments from the shore.

- Fleeting sea glimpses from the rear bedroom, hinting at the coastal setting
- Meticulous 2023 renovation combining modern style with subtle character touches
- Abundant natural light through windows on multiple aspects, creating a bright, airy ambience
- Original fireplace serving as a focal point, adding warmth and historic charm
- Herringbone-engineered wood flooring and bespoke shelving throughout for refined texture and functionality
- 19'2 Howdens kitchen in rich navy with gold accents, with French doors connecting to the garden
- Electric underfloor heating in kitchen and bathroom, offering discreet, modern comfort







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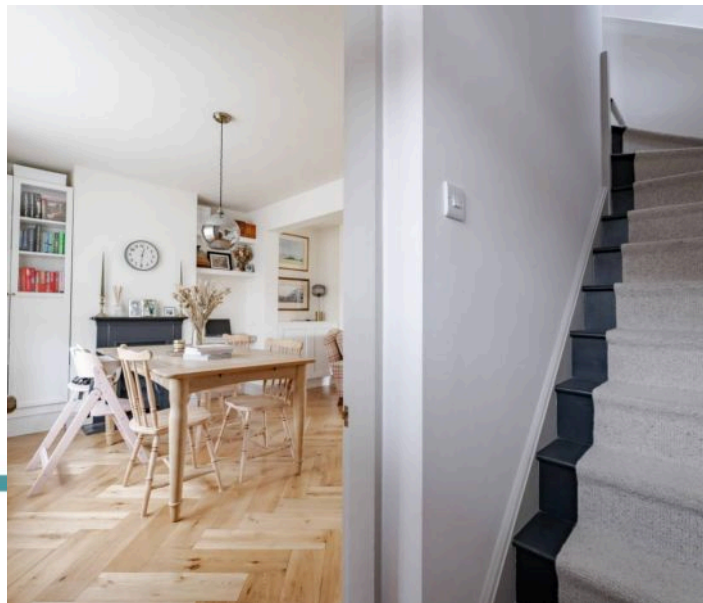
## The Location

Marina Road enjoys a wonderful coastal spot in the friendly village of Mundesley, just a short walk from the award-winning Blue Flag beach, the promenade, and the peaceful clifftop gardens. It's the sort of place where neighbours still stop to chat and there's a strong sense of community. The village has everything you need for day-to-day life, a local butcher, chemist, post office, convenience stores, and a few cafés and pubs where people gather over a coffee or a pint.

There's also a medical centre close by, and primary schooling is available within easy reach, making it practical for families.

For leisure and recreation, there's plenty to keep you active. The golf course is a draw for enthusiasts, while children and teenagers have a skate park and play area. Regular bus services run to nearby coastal towns and Norwich, so you're not completely cut off, and there's a surprising amount to explore locally without needing a car.

Outside the village, the North Norfolk coastline stretches out beautifully, largely unspoilt, offering endless opportunities for walking, cycling, or just soaking up the fresh sea air. The Norfolk Coast Path and Paston Way are nearby, perfect for scenic strolls or longer countryside walks, and the area has a peaceful, slower pace that makes it easy to relax and enjoy the surroundings.



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## Marina Road, Mundesley

Step into this exquisitely renovated two-bedroom semi-detached home, reimagined in 2023 with a discerning eye for detail. Every element exudes thoughtful craftsmanship, from the original fireplace that whispers of character, to the bespoke finishes and fixtures that marry modern style with a subtle nod to tradition.

Sunlight pours through windows on multiple aspects, illuminating the interiors and creating a buoyant, airy ambience throughout. The expansive open-plan living and dining area is a study in understated elegance: herringbone-engineered wood flooring lends texture, while brushed brass fixtures on the internal doors and carefully curated shelving infuse the space.

Dual-aspect views and cleverly integrated storage imbue the room with a sense of both intimacy and generosity, ideal for contemporary living.

At the heart of the home lies a commanding Howdens kitchen, measuring an impressive 19'2 in length. Rich navy solid wood cabinetry, punctuated by gold accents, conjures a palette that is at once classic and distinctly coastal.

The design accommodates appliances with precision, some integrated, while French doors frame views of the garden and invite the outdoors in, bathing the space in natural light.



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Underfoot, electric underfloor heating adds an indulgent layer of comfort to the kitchen and bathroom spaces.

Upstairs, the master bedroom is complete with a dressing area, while the family bathroom features cooling green marble tiles, evoking calm. The second bedroom captures fleeting sea glimpses from the rear, hinting at the coastal setting beyond.

Outside, the home continues to enchant. A large private garden, predominantly laid to lawn, offers a haven for relaxation or entertaining, complemented by an insulated garden office with power, perfect for creative or professional pursuits.

The front façade is framed by raised planters with mature shrubs, lending immediate charm and kerb appeal.

Positioned with the seaside practically at your doorstep, this home effortlessly evokes the tranquility of coastal living.

Lovingly maintained and impeccably styled, it balances light-filled, practical interiors with a subtle, refined character, creating a residence that feels both effortlessly welcoming and unmistakably distinguished.

### Agents Note

Sold Freehold

Connected to all mains services.

**Restrictive covenant:** No holiday lettings.

All buyers are advised to do their own due diligence with their solicitor and surveyor in regards to the environmental changes to the area.



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Ground Floor  
559 sq.ft. (51.9 sq.m.) approx.

1st Floor  
332 sq.ft. (30.8 sq.m.) approx.



Including Summer House

TOTAL FLOOR AREA : 891 sq.ft. (82.8 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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# Minors & Brady

*Your home, our market*



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