



93 Ranworth Road, Norwich  
Norwich



Minors & Brady



## 93 Ranworth Road

Set within a convenient and well-established residential setting, this three-bedroom mid-terraced home offers a balanced blend of space, practicality and accessibility. The property is ideally located for everyday amenities while also benefiting from straightforward road links for wider travel. Internally, the layout has been thoughtfully arranged to suit modern living, with a natural flow between the main reception spaces. Light-filled areas enhance the sense of comfort throughout the ground floor. Upstairs accommodation is well proportioned and adaptable to a variety of needs. The home is further complemented by gas central heating and double glazing. Overall, the property presents a well-rounded opportunity for buyers seeking a manageable yet versatile home.

- Three-bedroom mid-terraced residential property
- Convenient location close to amenities and transport links
- Spacious lounge accessed from the entrance hall
- Well-appointed kitchen/diner suitable for everyday use
- Conservatory providing additional living space and garden access
- Ground floor family bathroom with three-piece suite
- Useful under-stair storage within the ground floor layout
- Gas central heating and double glazing throughout
- Off-road parking available to the front of the property
- Enclosed rear garden with lawn and patio areas for outdoor enjoyment







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## 93 Ranworth Road

### The Location

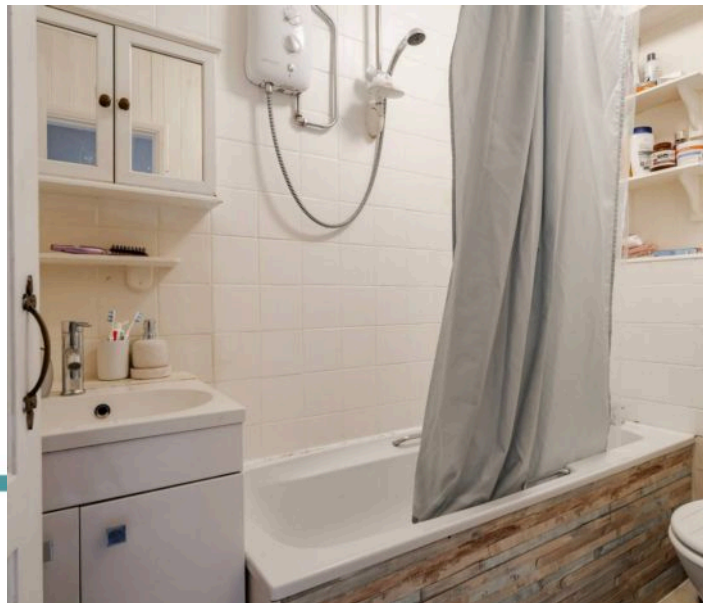
Set within a peaceful residential area west of Norwich city centre, this location offers a convenient blend of local amenities and strong transport links. Day-to-day needs are well catered for with nearby convenience stores and supermarkets, while the Bowthorpe Shopping Centre provides a wider range of shops and services, including a post office and pharmacy.

A variety of local pubs, cafés, and takeaways can also be found within a short distance, and the vibrant Norwich city centre—with its popular Chantry Place shopping mall, independent stores in the Norwich Lanes, and a wide selection of restaurants and entertainment venues—is just a few minutes away by bus or car.

Families will appreciate several highly regarded schools within easy reach, such as West Earlham Infant and Junior Schools and City Academy Norwich, along with the nearby University of East Anglia, which also offers cultural and sporting facilities. Healthcare provision is excellent, with local GP surgeries, dental practices, and the Norfolk and Norwich University Hospital approximately 10 minutes' drive.

Transport links are strong, with frequent bus services into the city centre, easy access to Norwich Railway Station for direct trains to London and Cambridge, and the A47 ring road close by for convenient road travel across Norfolk and beyond.

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# 93 Ranworth Road

## Ranworth Road, Norwich

Situated in a convenient and well-connected location, this attractive three-bedroom mid-terraced property offers comfortable and practical living space ideal for a range of buyers. The home is well placed for local amenities, road links and provides swift access into the city, making it a great option for commuters and families alike.

The accommodation begins with an entrance hall leading through to a well-proportioned lounge, creating a welcoming space for everyday living. From here, the property flows into a spacious kitchen/diner, offering ample room for both cooking and dining. The kitchen opens into a bright conservatory, which enjoys views over the garden and provides direct access to the rear outdoor space. Completing the ground floor is a family bathroom fitted with a three-piece suite, along with useful under-stair storage.

To the first floor, the property offers three bedrooms, including a notably generous master bedroom. The additional bedrooms are well sized and suitable for use as children's rooms, guest accommodation or home office space. The home further benefits from gas central heating and double glazing throughout.

Externally, the property features off-road parking to the front. To the rear is a fully enclosed garden with lawn and patio areas, providing a pleasant space for outdoor seating, entertaining or family use. Overall, this well-presented home combines a practical layout with a convenient location, making it an appealing opportunity for a range of buyers.

### Agents Note

This property is sold freehold.

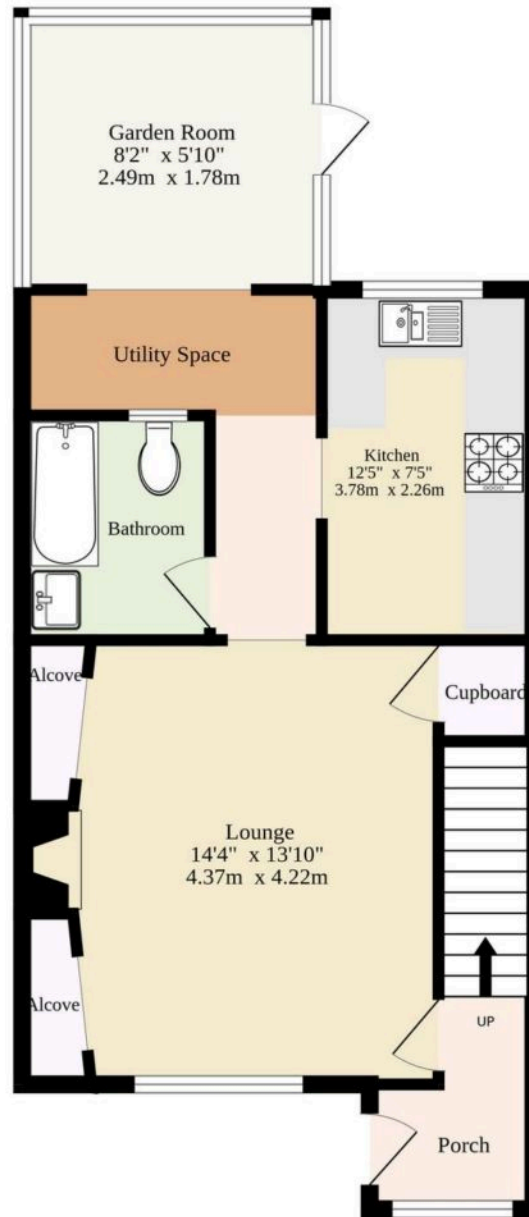
Connected to mains water, electricity, gas and drainage.



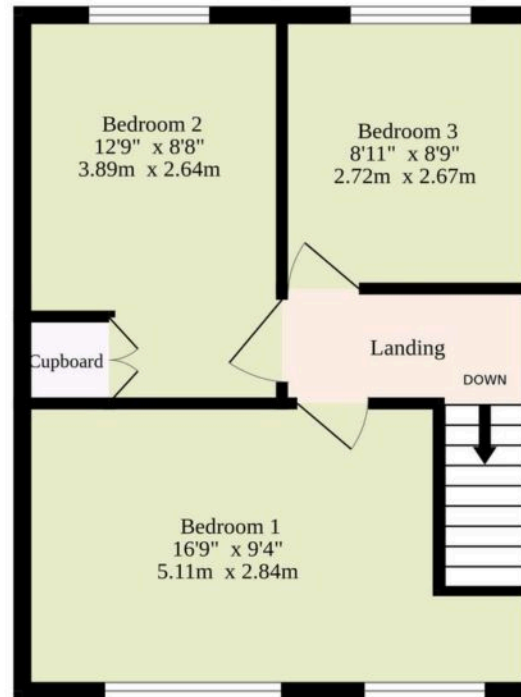
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Ground Floor  
400 sq.ft. (37.2 sq.m.) approx.



1st Floor  
359 sq.ft. (33.4 sq.m.) approx.



TOTAL FLOOR AREA : 759 sq.ft. (70.5 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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Branch Manager



Meet *Rosie*  
Senior Sales Progressor



Meet *Tristan*  
Senior Property Valuer

# Minors & Brady

*Your home, our market*

 [norwich@minorsandbrady.co.uk](mailto:norwich@minorsandbrady.co.uk)

 01603 365085

 107 Unthank Road, Norwich, NR2 2PE

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