



31 Prince Andrews Road, Norwich
Norwich



Guide Price

Minors & Brady

31 Prince Andrews Road

This stunning detached bungalow has been beautifully modernised, offering a move-in ready home with contemporary finishes throughout. Featuring three spacious double bedrooms, it provides comfortable accommodation for families or downsizers alike. The l-shaped lounge and dining area is bright and welcoming, complete with a stylish media wall for modern living. The kitchen is fully fitted with integrated appliances and opens into a versatile conservatory/garden room. A newly installed air source heat pump, still under warranty, ensures efficient and eco-friendly heating. Outside, the rear garden is completely private and not overlooked, creating a tranquil space for relaxation or entertaining. Completing the home are an integral garage, driveway parking, and convenient access to local amenities, schools, and transport links.

- Detached bungalow offering privacy and independence on a mature residential street
- Three spacious double bedrooms providing comfort for family or guests
- Modernised kitchen with integrated appliances and plenty of storage
- Bright and versatile L-shaped lounge/dining room with a stylish media wall
- Conservatory/garden room ideal for casual dining, laundry, or extra living space
- Contemporary shower room and separate WC for convenience
- Newly fitted air source heat pump, still under warranty, for efficient, eco-friendly heating
- Integral garage and driveway providing off-road parking
- Private, fully enclosed rear garden that is not overlooked
- Excellent location close to schools, shops, Norwich International Airport, and major transport links



M&B



31 Prince Andrews Road

The Location

Prince Andrews Road offers the perfect blend of convenience, community, and connectivity in Norwich. Located just north of the city centre, this popular residential area provides a calm suburban feel while keeping everyday essentials close by. With easy access to the A140, A47, and Northern Distributor Road (NDR), travelling in and around Norwich is quick and straightforward, ideal for commuters, families, and professionals.

Public transport links are excellent, with regular buses just a short distance away, plus safe walking and cycling routes into the city for a greener travel option.

Local amenities are plentiful: a large Asda supermarket is only minutes away, and Sweetbriar Retail Park, home to M&S Foodhall, well-known high-street stores, and cafés—is also close by. Families benefit from a choice of nearby schools, from junior level through to sixth form, all within comfortable walking distance. GP surgeries, sports facilities, and community hubs further enhance the area's everyday practicality.

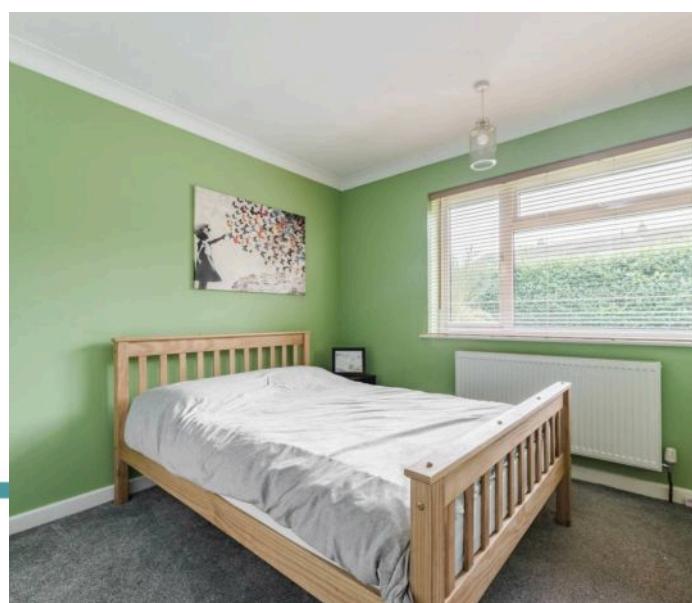
Green spaces including Sweetbriar Nature Reserve offer peaceful spots for walking, running, and family time, while Norwich city centre, with its vibrant shops, dining, and cultural attractions, is just a short trip away, giving residents the best of both suburban comfort and city convenience.

Agents Note

This property will be sold freehold.

Connected to mains water, electricity, drainage and air source heat pump.

Gas can be re-connected if desired.



31 Prince Andrews Road

Prince Andrews Road, Hellesdon

This beautifully modernised detached bungalow offers spacious and versatile accommodation, set within a mature residential area of Hellesdon. Perfectly positioned for local amenities, schools, and transport links, the property also benefits from a private, fully enclosed rear garden that is not overlooked, ensuring peace and privacy.

Inside, the home features three double bedrooms, a contemporary shower room, and a separate WC. The L-shaped lounge and dining area is light and airy, with a stylish media wall and laminate flooring that adds a modern touch.

The adjacent kitchen has been upgraded with sleek wall and base units, integrated appliances, and an opening to a bright conservatory/garden room, ideal for laundry or casual dining.

Additional features include an integral garage with power and lighting, driveway parking, and a newly fitted air source heat pump still under warranty, offering energy-efficient heating throughout the home.

Externally, the front garden is neatly laid to lawn with driveway access, while the rear garden provides a private, sunny space bordered by mature shrubs and panelled fencing – ideal for relaxing, entertaining, or gardening without any disturbance from neighbouring properties.

This bungalow perfectly combines modern comfort with practical living and is ready to move into immediately.



Ground Floor
1212 sq.ft. (112.6 sq.m.) approx.



Sqft Includes Garage

TOTAL FLOOR AREA : 1212 sq.ft. (112.6 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*



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Meet *Karol*
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Minors & Brady
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