



20 Brazen Gate, Norwich

Norwich



Minors & Brady

## 20 Brazen Gate

This exceptional three-storey townhouse offers stylish and spacious living just moments from the heart of Norwich. Beautifully presented throughout, the home blends modern design with practical family-friendly accommodation. The generous open-plan living space creates a bright and sociable atmosphere, perfect for both everyday life and entertaining guests. Four well-proportioned bedrooms provide flexibility for growing families, home working or visiting friends. A private balcony, enclosed rear garden, driveway and integral garage further enhance the appeal. Positioned in a peaceful setting yet within walking distance of the city centre, it offers the best of both convenience and tranquillity. This is a superb opportunity to secure a contemporary home in a highly desirable location.

- Modern three-storey townhouse in a sought-after city location
- Four well-proportioned bedrooms arranged over three floors
- Spacious open-plan lounge, kitchen and dining area
- Private balcony ideal for outdoor seating
- Principal bedroom with en-suite shower room
- Ground floor shower room and separate utility room
- Enclosed, low-maintenance rear garden with patio area
- Driveway providing off-road parking
- Integral garage with internal access
- Within walking distance of Norwich city centre and amenities





M&B

## 20 Brazen Gate

### The Location

Brazen Gate is situated just south of Norwich city centre, placing residents within easy walking distance of the city's key amenities. The area benefits from proximity to the city's main shopping streets and independent boutiques, as well as a range of cafés, restaurants, and essential services, making everyday errands straightforward.

For students and staff at the University of East Anglia (UEA), the campus is easily accessible via a short bus ride or a 15–20 minute drive, allowing convenient connections to lectures, libraries, and campus facilities.

Transport links are particularly strong, with Norwich train station just a few minutes away, providing regular services to regional destinations and London, while multiple local bus routes connect the area to surrounding neighbourhoods. Norwich Airport is a 10–15 minute drive, offering domestic flights and connections to international hubs. For daily life, the location strikes a balance between central city living and quieter residential streets, with supermarkets, gyms, and green spaces close by, supporting an active and well-rounded lifestyle.

In essence, Brazen Gate combines ease of access, practical amenities, and proximity to education and transport, making it a convenient and well-connected base in Norwich.



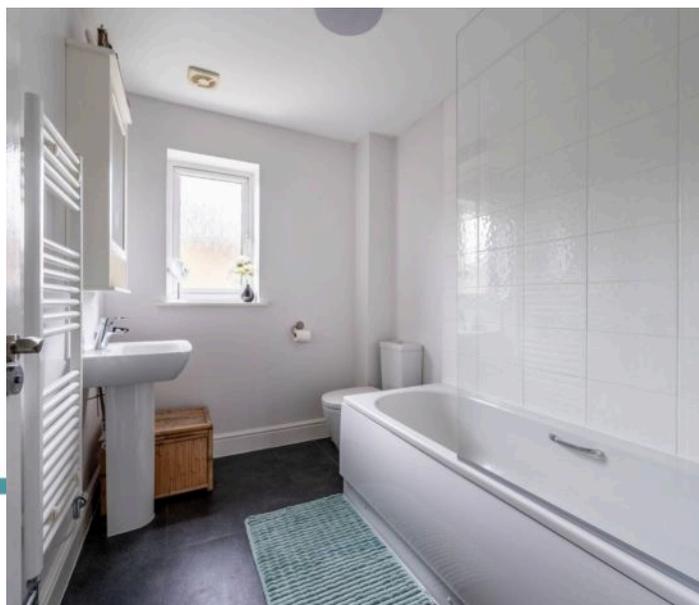
## 20 Brazen Gate

### Brazen Gate, Norwich

Set within a quiet and sought-after position on Brazen Gate, this impressive modern townhouse offers spacious and versatile living arranged over three beautifully presented floors, all within easy walking distance of the vibrant centre of Norwich. Stylish, practical and ready to move into, this home is perfectly suited to families, professionals or anyone seeking generous accommodation close to the heart of the city.

The ground floor provides a welcoming entrance hall leading to a well-proportioned fourth bedroom, ideal as a guest room, home office or snug. A contemporary shower room adds convenience at this level, while a separate utility room offers excellent practicality with additional storage and direct access to the rear garden. Internal access to the integral garage enhances the functionality of the layout, making everyday living effortless.

On the first floor, the home truly comes into its own with a superb open-plan living space designed for modern lifestyles. The lounge, kitchen and dining areas flow seamlessly together, creating a bright and sociable hub of the home. The kitchen is fitted with a range of quality units and integrated appliances, complemented by ample worktop space for cooking and entertaining. Large windows allow natural light to pour in, while a private balcony provides the perfect spot for morning coffee or evening relaxation.



## 20 Brazen Gate

The second floor hosts three further bedrooms, including a generous principal bedroom complete with its own en-suite shower room, offering a private retreat away from the rest of the house. The additional bedrooms are well-sized and served by a stylish family bathroom, making this floor ideal for growing families or visiting guests.

Externally, the property continues to impress. To the front, a private driveway provides off-road parking and leads to the integral garage, ensuring secure storage and convenience. To the rear, the enclosed garden has been thoughtfully designed for low maintenance, featuring a patio seating area and artificial lawn, all bordered by fencing for privacy and security.

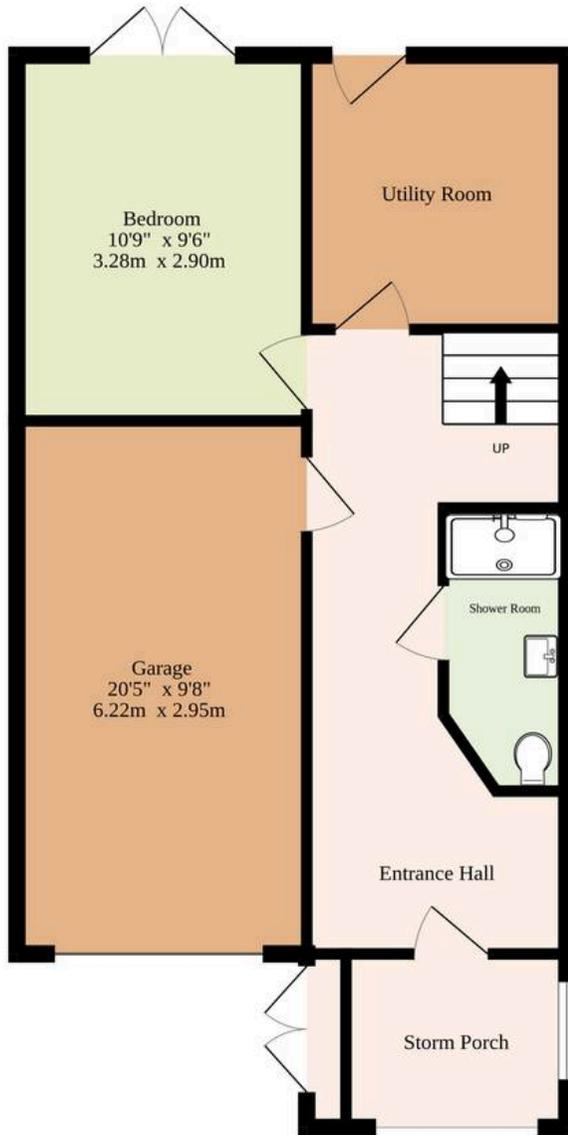
### Agents Note

This property will be sold freehold.

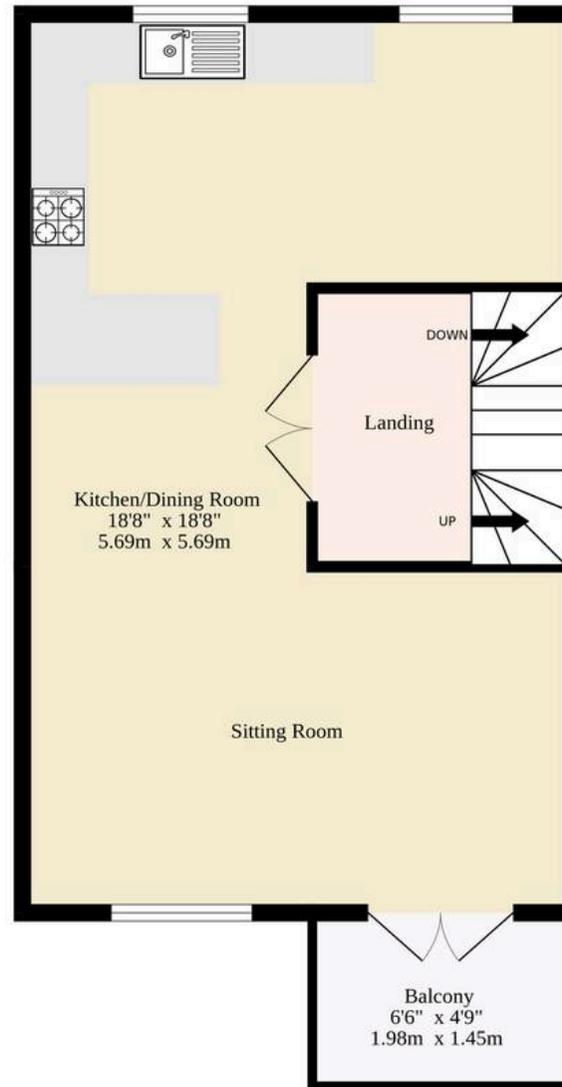
Connected to mains water, electricity, gas and drainage.



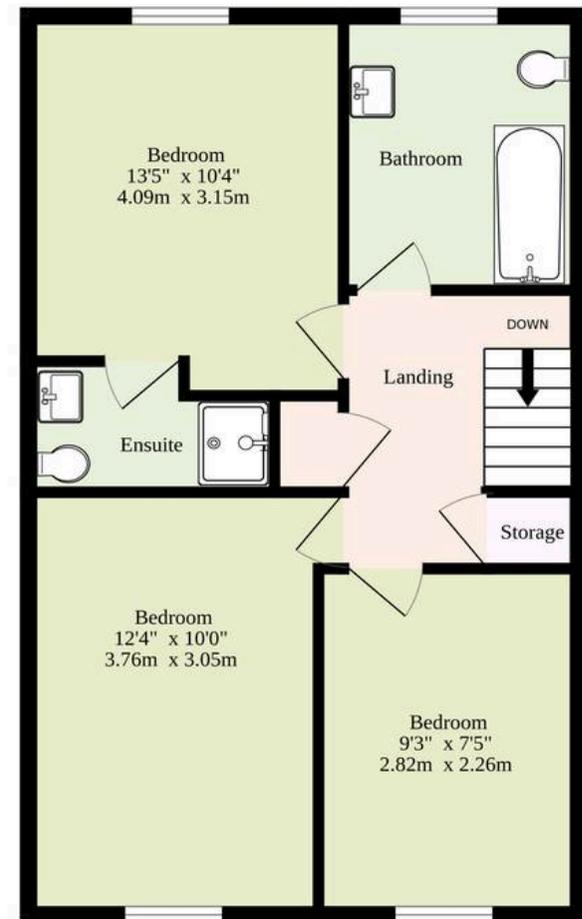
Ground Floor  
490 sq.ft. (45.5 sq.m.) approx.



1st Floor  
563 sq.ft. (52.3 sq.m.) approx.



2nd Floor  
488 sq.ft. (45.3 sq.m.) approx.



**TOTAL FLOOR AREA : 1541 sq.ft. (143.2 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.

Made with Metropix ©2026

# Dreaming of this home? Let's make it a *reality*



Meet *Liam*  
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

CAISTER-ON-SEA | DEREHAM | DISS | NORWICH | OULTON BROAD | WROXHAM



## How can we support

- ✓ Residential Mortgages
- ✓ Protection & Insurance
- ✓ Buy-to-let (personal and limited company)



**Matt Waters**  
Senior Mortgage  
and Protection Advisor



**Victoria Payne**  
Mortgage and  
Protection Advisor

Scan to book your  
appointment today



T: 01692 531372

E: [enquiries@norfolk-mortgages.co.uk](mailto:enquiries@norfolk-mortgages.co.uk)