



30 Romany Road, Norwich

Norwich

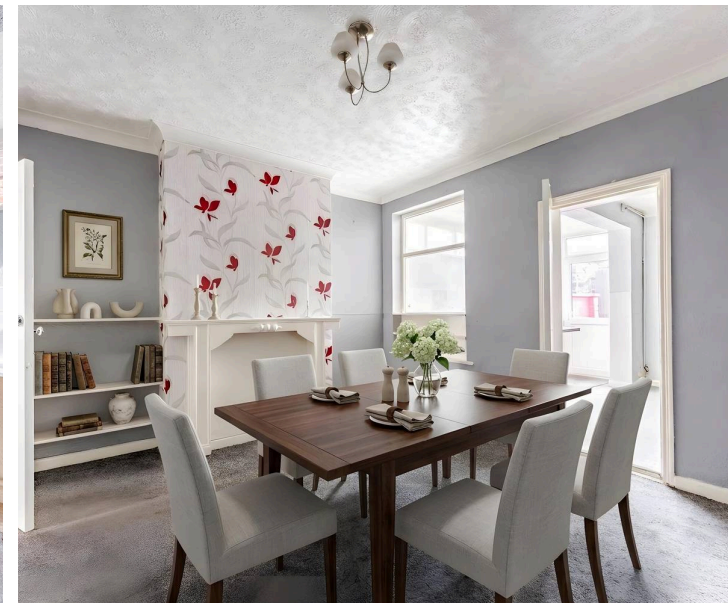
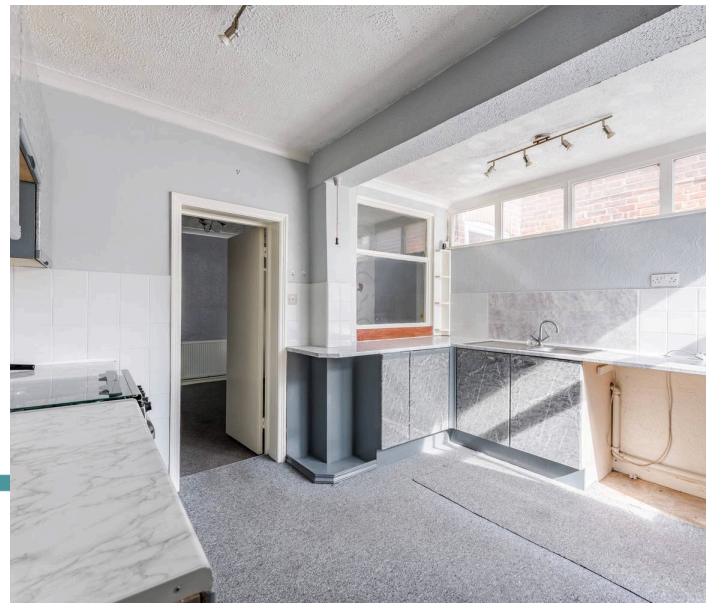
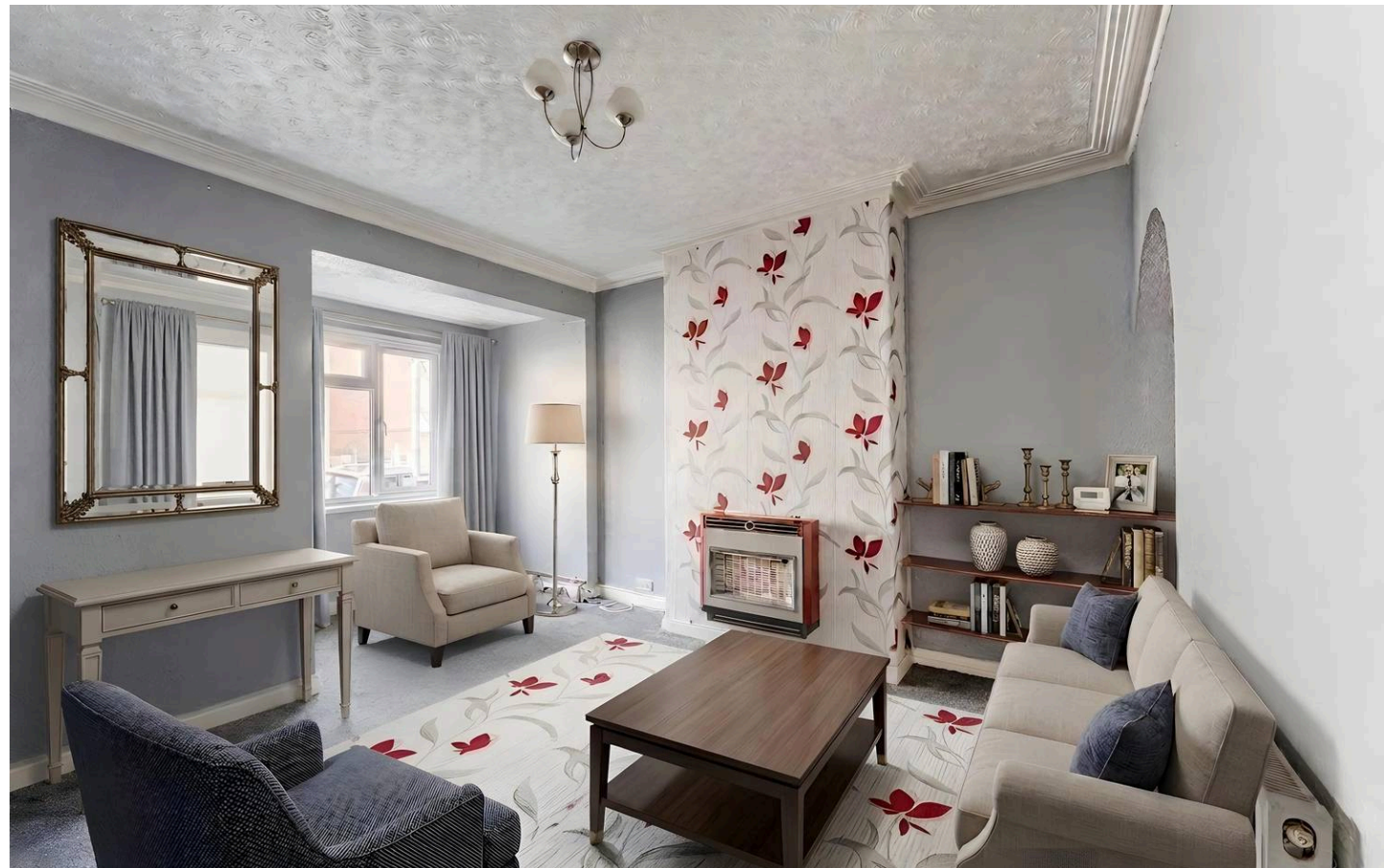


Minors & Brady

30 Romany Road

Positioned on a quiet no-through street, this stylish terrace delivers both space and versatility in equal measure. The layout flows effortlessly, with distinct living areas that cater to both quiet nights in and social gatherings. A standout rear extension transforms the kitchen into a bright, sociable centrepiece of the home. Upstairs, three generous bedrooms offer flexibility for modern lifestyles, from working at home to hosting guests. Natural light runs throughout, enhancing the sense of openness across both floors. The private, sun-filled garden provides a secure and low-maintenance outdoor space with added rear access. With its move-in-ready condition and prime location, this home offers a rare blend of comfort, practicality, and long-term appeal.

- Quiet no-through street setting in a popular residential area
- Offered with no onward chain for a smooth purchase
- Well-presented throughout with a move-in-ready feel
- Flexible layout with separate living and dining spaces
- Impressive extended kitchen with room for dining
- Three well-proportioned bedrooms
- Abundance of natural light across both floors
- South-facing, low-maintenance rear garden
- Fully enclosed plot with useful rear access
- Convenient access to local amenities and the city centre





M&B

30 Romany Road

The Location

Romany Road, located in Norwich, is situated in a residential area known for its family-friendly environment and strong community spirit. The road is conveniently positioned within proximity to a range of local amenities, including shops, schools, and parks, making it an ideal location for families and professionals alike.

Residents can enjoy easy access to the city centre, just a short distance away, offering a variety of shopping, dining, and cultural attractions.

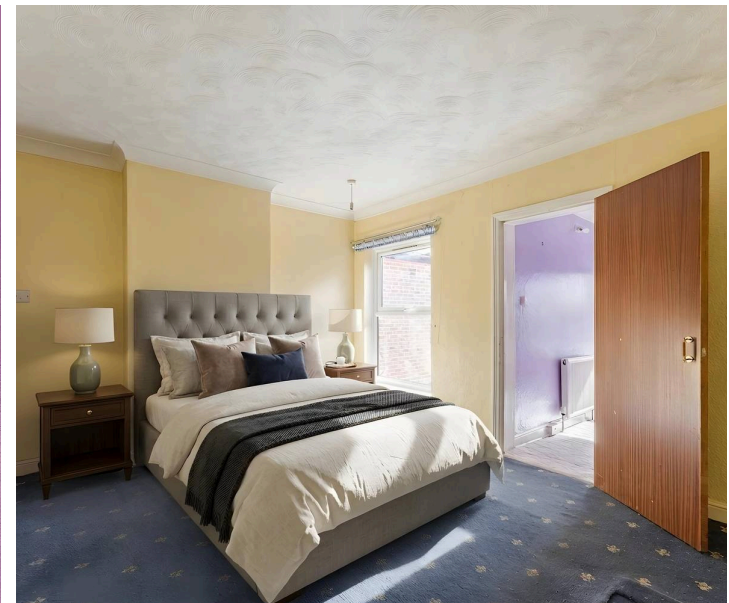
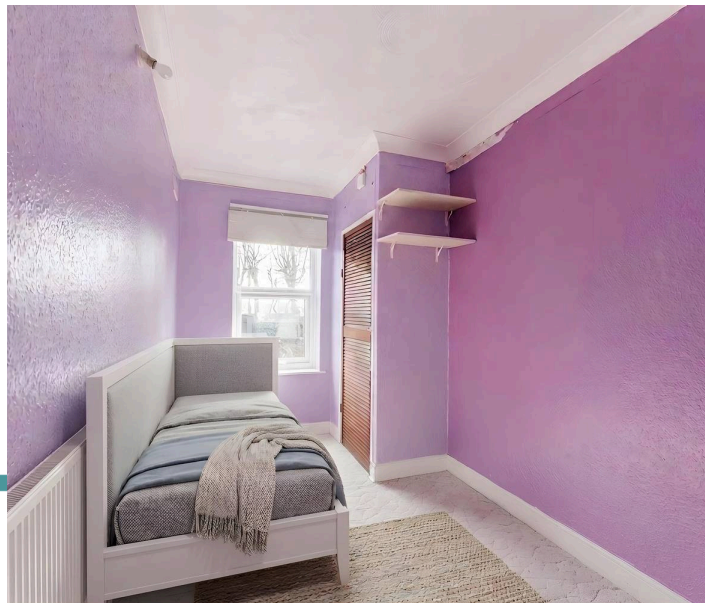
Romany Road is well-served by public transport, with regular bus services connecting to various parts of the city, and Norwich Train Station is also nearby, providing direct links to London and other major cities.

Additionally, nearby green spaces, such as Mousehold Heath and the River Wensum, offer ample opportunities for outdoor recreation and leisure activities, enhancing the appeal of this desirable location.

Romany Road, Norwich

Set within a quiet no-through street in the ever-popular NR3 area of Norwich, this well-presented mid-terrace home offers generous and flexible living space, making it an ideal choice for first-time buyers or investors. The property is offered with no onward chain, allowing for a smooth and straightforward purchase.

The ground floor provides a welcoming entrance hall leading to a bright and comfortable lounge, alongside a separate dining room that creates a great space for entertaining or relaxing.



30 Romany Road

To the rear, the home has been thoughtfully extended to create a spacious kitchen that comfortably accommodates a dining area, making it a true hub of the home. A ground-floor bathroom completes the layout.

Throughout, the property benefits from double glazing, including newly fitted windows and doors, as well as gas central heating.

Upstairs, there are three well-proportioned bedrooms, offering versatility for growing families, home working, or additional guest space. Each room is filled with natural light, enhancing the overall sense of space.

Externally, the property enjoys a south-facing rear garden, designed for low maintenance and ideal for outdoor dining or unwinding in the sun. The garden is non-bisected, fully enclosed, and benefits from rear access, adding both privacy and practicality.

Positioned within easy reach of local amenities, transport links, and the city centre, this home combines convenience with a peaceful residential setting. Falling under the current SDLT threshold, it represents an excellent opportunity to secure a spacious and well-located home.

Agents Note

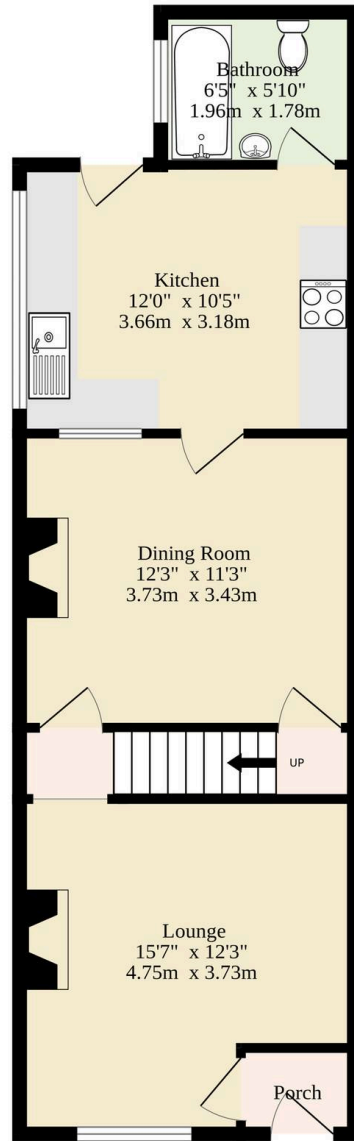
This property will be sold freehold and connected to mains water, electricity, gas and drainage.

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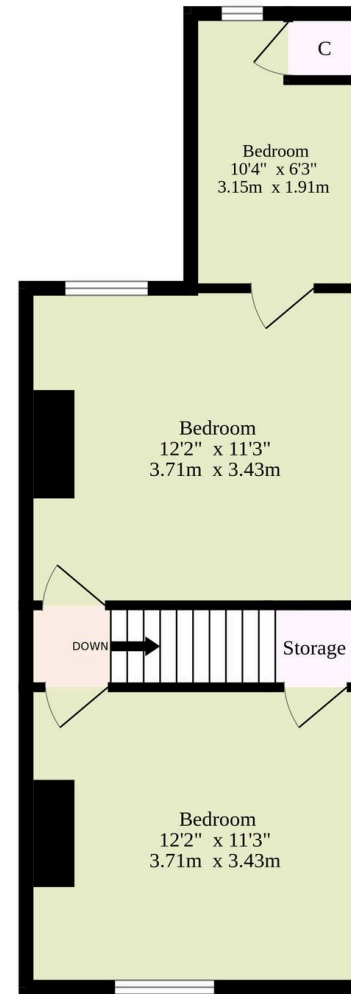
Some images used in this listing have been digitally staged to illustrate potential furnishing and layout options. We recommend arranging a viewing to assess the space and features in person.



Ground Floor
505 sq.ft. (46.9 sq.m.) approx.



1st Floor
347 sq.ft. (32.2 sq.m.) approx.



TOTAL FLOOR AREA : 852 sq.ft. (79.2 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.
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Dreaming of this home? Let's make it a *reality*.



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Branch Manager



Meet *Nagilla*
Aftersales Team Leader



Meet *Tristan*
Senior Property Lister

Minors & Brady
Your home, our market

 norwich@minorsandbrady.co.uk

 01603 365085

 107 Unthank Road, Norwich, NR2 2PE

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