



63 The Street, Surlingham

Norwich



Minors & Brady

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Surlingham, Norwich

Step inside this show-stopping home and instantly feel the wow factor.

Hidden behind a sweeping shingle driveway, it combines modern luxury with effortless style, flooded with natural light and brimming with space at every turn. The heart of the home is a stunning vaulted, full-width kitchen with bi-fold doors that open seamlessly onto a private, landscaped garden, ideal for entertaining, dining al fresco, or simply relaxing in style. Generous, flexible living spaces flow throughout, while a detached double garage with EV charging, ample parking, and sleek contemporary finishes add both practicality and flair. With four beautifully proportioned bedrooms, a versatile ground-floor suite, and carefully considered design throughout, this isn't just a house, it's a lifestyle. Move in and enjoy the perfect balance of comfort, elegance, and modern living from day one.

- Chain-free home, ready to move in and style entirely to your taste
- Stunning vaulted, full-width kitchen with bi-fold doors opening onto the garden
- Bright, open-plan sitting and dining space with wood flooring throughout
- Versatile ground-floor suite with its own en suite, perfect for guests or a home office
- Four generous double bedrooms upstairs, including a principal suite with garden views
- Contemporary family bathroom with both a bath and separate walk-in shower
- Detached double garage with electric doors, EV charging, and ample parking
- Private, landscaped garden with a large patio and established planting



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The Location

Situated in the highly sought-after village of Surlingham, this location offers a peaceful rural setting with a strong sense of community, making it particularly appealing to those seeking a quieter pace of life without feeling isolated. Surrounded by picturesque countryside, the village provides direct access to the stunning Norfolk Broads, renowned for its scenic waterways, abundant wildlife, and tranquil landscapes.

The area is ideal for outdoor enthusiasts, with a variety of walking routes, open fields, and riverside paths to explore, as well as traditional pubs nearby that add to the charm and appeal of the setting. Everyday essentials can be found in neighbouring villages, while more extensive amenities are available within easy reach.

The historic city of Norwich is just a short distance away, offering a comprehensive range of shopping, dining, schooling, and leisure facilities. It also provides excellent transport connections, including a mainline rail service to London, making it a practical option for commuters.

This location strikes an attractive balance between countryside living and connectivity, with convenient access to main road links ensuring straightforward travel to surrounding towns and beyond.



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Set back from the road and approached via a sweeping shingle driveway, this beautifully updated home immediately offers a sense of space and privacy. There is ample parking for multiple vehicles alongside a detached double garage with electric doors and EV charging, while the front garden is mainly laid to lawn with gated access leading through to the rear.

Stepping inside, the entrance hall feels bright and welcoming, with bespoke fitted storage neatly built beneath the stairs and a well-positioned ground floor cloakroom. The main living space has been carefully reconfigured to create a sociable, open-plan arrangement, combining a generous sitting and dining area. Wood flooring runs throughout, adding warmth and continuity, while dual aspect windows ensure the room is filled with natural light throughout the day.

To the rear, the kitchen and breakfast room is a standout feature of the home. Designed to be both practical and visually striking, it spans the full width of the property and sits beneath a vaulted ceiling with roof windows above. Bi-folding doors open directly onto the garden, creating a seamless indoor-outdoor flow. The kitchen itself is newly fitted with a comprehensive range of storage, generous work surfaces, and space for a range-style cooker, making it ideal for both everyday use and entertaining.



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A separate utility room, finished in a matching style, provides additional storage and houses the boiler, keeping the main kitchen clutter-free.

The ground floor also benefits from a versatile additional room, currently arranged as a bedroom with its own en suite shower room. This space works equally well as a guest suite, home office, or snug, depending on individual needs.

Upstairs, the property continues to impress with four well-proportioned bedrooms. The principal bedroom enjoys a pleasant outlook over the rear garden and is complemented by a modern en suite shower room. The remaining bedrooms are all comfortable doubles, served by a stylish family bathroom featuring both a bath and a separate walk-in shower, finished with contemporary fittings.

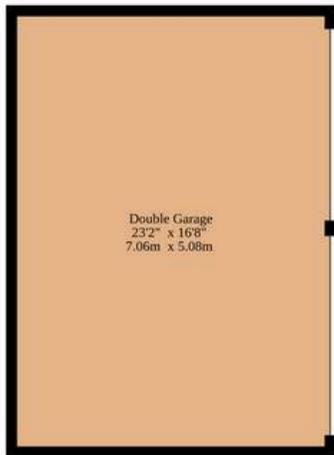
Outside, the rear garden has been thoughtfully landscaped to create a private and usable space. A large patio area provides plenty of room for outdoor seating and dining, while established planting adds colour and a sense of maturity.

The garden strikes a balance between low maintenance and visual appeal, making it ideal for families and those who enjoy spending time outdoors.

This is a home that has been comprehensively modernised with attention to detail, including updated electrics and heating, resulting in a property that feels both stylish and practical. Offered with no onward chain, it presents a straightforward opportunity to move into a well-finished home with flexible living space.



Basement
389 sq.ft. (36.1 sq.m.) approx.



Ground Floor
1076 sq.ft. (100.0 sq.m.) approx.



1st Floor
673 sq.ft. (62.5 sq.m.) approx.



TOTAL FLOOR AREA : 2138 sq.ft. (198.6 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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Meet *Nagilla*
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Meet *Tristan*
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