



43 Warwick Street, Norwich
Norwich



Minors & Brady

43 Warwick Street

With views of the cathedral in the distance, this traditional terraced home immediately catches the eye with a smart tiled walkway leading to the front door, a subtle nod to its Victorian heritage. Inside, the sitting room and dining areas are filled with natural light, creating a bright and welcoming atmosphere. High ceilings and elegant coving enhance the sense of space, while the modern galley-style kitchen and updated bathroom combine style with practicality. Upstairs, two generously sized double bedrooms and a smaller third room provide versatile accommodation, with the smaller room ideal as a study or nursery. The low-maintenance garden, featuring a patio and artificial turf, offers an appealing outdoor space for the warmer months. This home is both stylish and practical, perfectly suited to families or professionals seeking a property with personality and poise.

- Smart tiled walkway to the front entrance, reflecting Victorian terrace style
- Original fireplace in the sitting room providing a charming focal point
- High ceilings with decorative coving enhancing room proportions
- Patio doors from the dining area creating seamless indoor-outdoor flow
- Rich navy galley-style kitchen with light surfaces for modern contrast
- Contemporary bathroom with separate WC and rainfall showerhead
- Smaller third bedroom ideal as a study, home office, or nursery
- Pleasant distant views of the cathedral from the upper floors
- Low-maintenance garden with patio and artificial turf for easy upkeep
- Versatile room layouts allowing flexible furniture arrangement and living spaces





M&B

43 Warwick Street

The Location

Warwick Street sits in a highly desirable part of Norwich, just off Unthank Road, in a vibrant and convenient residential area. The location offers the perfect balance of city living and neighbourhood charm, with a mix of period homes, tree-lined streets, and a strong sense of community.

Residents can enjoy a variety of local amenities within easy walking distance. Food lovers will appreciate nearby William and Florence, known for its excellent Sunday roast, while cafés such as Blue Joanna provide a cosy spot for brunch or coffee. Everyday essentials are covered with a Tesco Express just a short stroll away, and independent shops and a charming local florist make running errands simple and enjoyable.

For those who enjoy exploring, the historic city centre is just a walk away. Here, you can immerse yourself in Norwich's culture, from boutique shopping and markets to the beautiful Georgian townhouses and heritage architecture that give the city its unique character. Green spaces are also within reach, with Chapelfield Gardens and Heigham Park offering ideal spots for walking, cycling, or weekend relaxation.

The area is family-friendly, with excellent schools nearby, including Norwich High School for Girls and Eaton Primary, making it a practical choice for households of all sizes. Transport connections are strong, with regular bus services to the city centre and Norwich railway station just a short ride away, ensuring easy access to wider travel routes.

Living on Warwick Street offers a rare combination: the convenience of city living, easy access to local shops and restaurants, a friendly community atmosphere, and beautiful period properties that make it a truly desirable place to call home.



43 Warwick Street

Warwick Street, Norwich

This traditional terraced home merges classic Victorian charm with contemporary enhancements. The exterior immediately impresses, featuring a tiled walkway leading to the front door, a thoughtful nod to the heritage of these terraces.

Step inside to discover a sitting room awash with natural light, where a front-facing window and original fireplace create a welcoming focal point. The high ceilings and elegant coving amplify the sense of space, providing a versatile area perfectly suited to relaxed evenings or entertaining.

The dining room continues the home's sense of style and practicality, with patio doors opening to the rear garden, creating a seamless connection between indoors and out. The galley-style kitchen is a contemporary delight, finished in a rich navy with light surfaces, offering both visual appeal and everyday functionality.

The bathroom has been thoughtfully updated, featuring a modern bath and sink, complemented by a conveniently located WC with a rainfall showerhead for a touch of luxury.

Upstairs, two generously proportioned double bedrooms offer comfort and calm, while a smaller third room is perfectly suited as a study or nursery. From the upper floors, enjoy charming views of the cathedral, adding a subtle sense of occasion to everyday living.



43 Warwick Street

Externally, the low-maintenance garden combines a patio with artificial turf, providing an attractive and practical space for outdoor enjoyment in the warmer months.

With its blend of period character and modern style, this home offers a rare combination of elegance, practicality, and charm, an ideal choice for families or professionals seeking a property with both personality and poise.

Agents Note

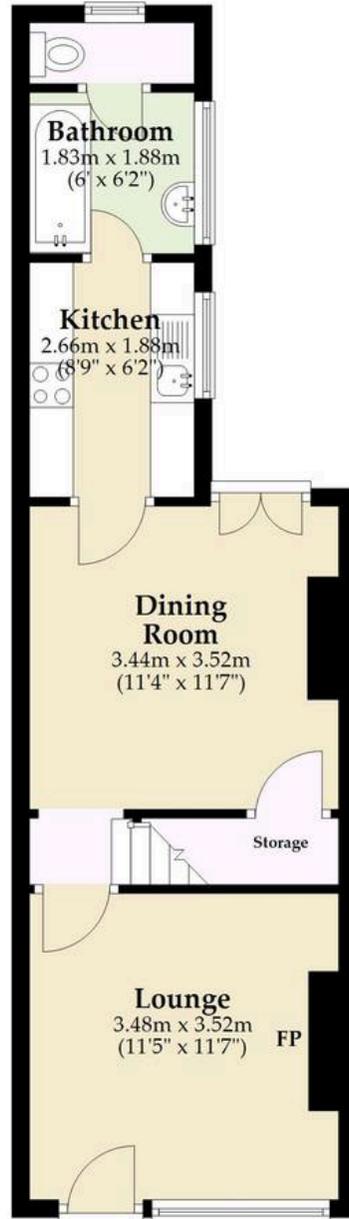
This property will be sold freehold and connected to mains water, electricity and drainage.

This property does not have entitlement to on or off street parking. We encourage viewers to do their own due diligence in regards to parking arrangements before offering.



Ground Floor

Approx. 38.0 sq. metres (409.5 sq. feet)



First Floor

Approx. 33.1 sq. metres (356.1 sq. feet)



Total area: approx. 71.1 sq. metres (765.5 sq. feet)

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.

Plan produced using PlanUp.

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



Meet *Liam*
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

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
Director and
Principal



Victoria Payne
Mortgage and
Protection Advisor

Offering you quick and professional mortgage advice every step of the way.

T: 01603 210378
E: enquiries@norfolk-mortgages.co.uk