



22 Raymond Road, Norwich

Norwich



Minors & Brady

22 Raymond Road

This extended chalet bungalow delivers a smart balance of space, style, and flexibility in a popular NR6 setting. Designed with modern lifestyles in mind, it offers a sociable layout alongside quieter, more private areas. The combination of multiple double bedrooms and adaptable spaces makes it well suited to families, downsizers, or those working from home. Practical features such as gated parking, a garage with inspection pit, and a separate garden room add real everyday convenience. The outdoor space is both secure and easy to maintain, ideal for relaxing or entertaining. Recent upgrades, including a new heating system, enhance comfort and efficiency. Altogether, it's a well-rounded home that's ready to move into and enjoy.

- Extended chalet bungalow with a thoughtfully improved and versatile internal layout
- Located within the popular and well-connected NR6 area
- Spacious open-plan kitchen and dining area ideal for modern living
- Bright and airy dual-aspect living spaces filled with natural light
- Three generously sized double bedrooms across two floors
- Versatile first-floor landing perfect for a study or home office setup
- Private and fully enclosed rear garden offering a peaceful outdoor setting
- Detached garden room providing flexible space for work, hobbies, or leisure
- Driveway with gated access offering secure parking for multiple vehicles
- Garage featuring a service pit and complemented by a recently installed heating system





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The Location

Situated on the outskirts of Norwich, Raymond Road in Hellesdon enjoys a prime location. This sought-after area is ideal for families, with excellent local schools, including Hellesdon High School, a primary school and a sixth form, ensuring a strong educational foundation for children of all ages.

Commuters will appreciate the proximity to the Norwich Northern Distributor Road (NDR), which provides quick and convenient access to various parts of the city and beyond. For those who travel frequently, Norwich International Airport is just a short distance away, offering domestic and European connections.

Day-to-day conveniences are well catered for, with several small shops and services close by. A local Co-op is perfect for everyday essentials, while Card 'n' Things offers a selection of gifts and seasonal goods. When it comes to dining, The Bull Hellesdon is a popular choice for classic pub meals, while Seasons Sandwich Shop is a great spot for a freshly prepared lunch.

For leisure and outdoor activities, residents can enjoy Hellesdon Recreation Ground, a fantastic open space with play areas, sports facilities and walking paths. The Hellesdon Library is also nearby, providing a welcoming community hub with a range of books, events, and local resources.



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Raymond Road, Hellesdon

This well-presented semi-detached chalet bungalow has been thoughtfully extended and enhanced to create a spacious and versatile home, ideal for modern living. Positioned in a sought-after NR6 location, the property enjoys a generous plot with a private, enclosed rear garden and a gated driveway leading to a garage, offering both practicality and privacy.

Set back from the road, the home welcomes you with ample off-road parking and a neat frontage with potential for further landscaping. Double gates provide additional secure parking and access to the garage, which also benefits from a service pit, perfect for vehicle maintenance or hobby use.

Inside, the layout has been designed with a focus on light and flow. The main living area connects seamlessly to a bright, open-plan kitchen and dining space, creating an inviting environment for both everyday living and entertaining. The kitchen is fitted with modern units, contrasting work surfaces, and integrated appliances, complemented by stylish finishes and plenty of natural light from dual-aspect windows. The sitting room offers a cosy yet airy feel, with views over the garden and a charming fireplace adding character.

The ground floor also includes two well-proportioned double bedrooms, both enjoying a front-facing aspect, with one currently used as an additional reception space. Upstairs, the property continues to impress with a spacious principal bedroom featuring built-in and eaves storage, along with a versatile landing area that works well as a study or home office. A family bathroom completes the upper floor, offering both a bath and separate shower.



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Externally, the rear garden is private and enclosed, providing a peaceful outdoor space to relax or entertain. A separate garden room adds further flexibility, whether for work, leisure, or storage. The home has also been updated with a newly installed heating system, ensuring improved efficiency and comfort throughout.

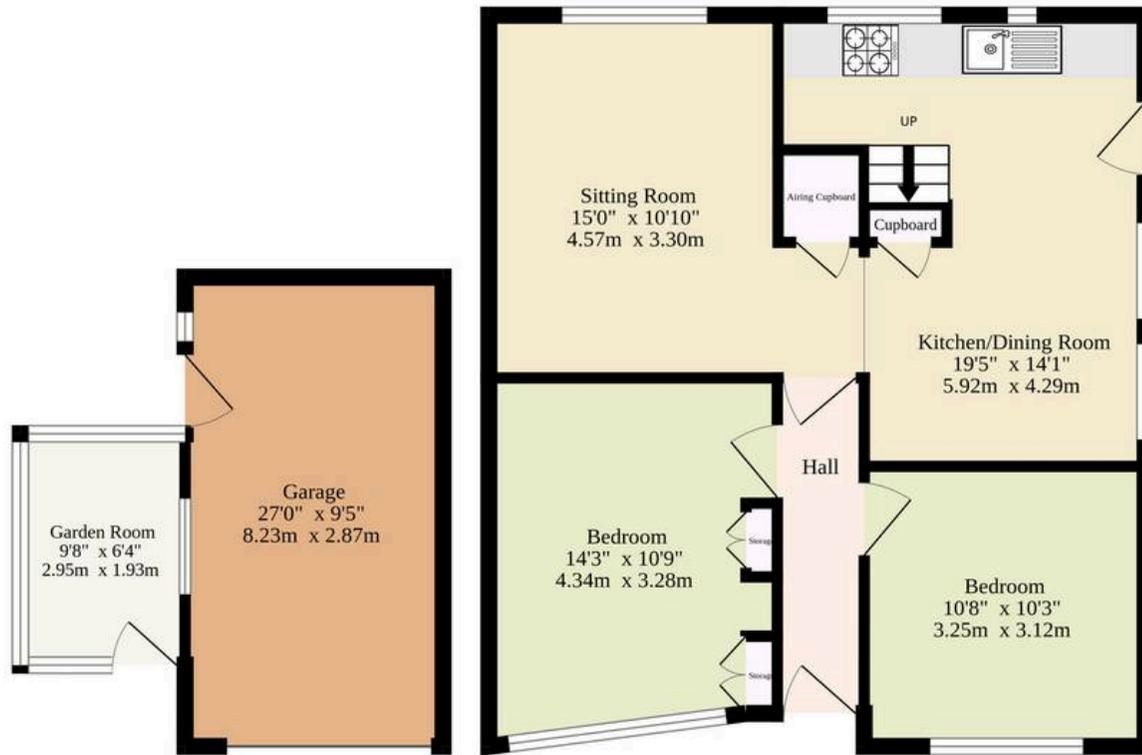
Overall, this is a flexible and well-maintained home that blends character with modern upgrades, offering adaptable living space both inside and out.

Agents Note

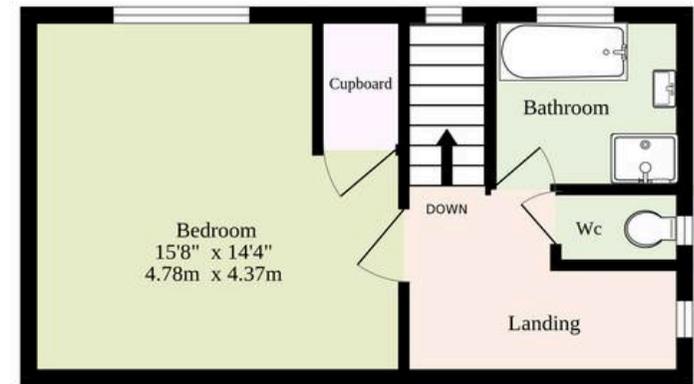
This property will be sold freehold and connected to mains water, electricity, gas and drainage.



Ground Floor
1041 sq.ft. (96.7 sq.m.) approx.



1st Floor
374 sq.ft. (34.7 sq.m.) approx.



TOTAL FLOOR AREA : 1415 sq.ft. (131.5 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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Minors & Brady
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