



26 Wherry Road, Norwich

Norwich



Minors & Brady

## 26 Wherry Road

Stylish riverside living just moments from the heart of Norwich. This well-presented two-bedroom first-floor apartment sits within a highly sought-after Riverside development, offering the perfect balance of city convenience and waterside calm. Inside, the home features a bright and spacious open-plan lounge, kitchen and dining area designed for modern living and everyday comfort. Both bedrooms are generous doubles, with the principal bedroom benefitting from its own en-suite shower room alongside a separate bathroom. Double glazing and gas central heating contribute to a comfortable, low-maintenance lifestyle throughout the year. With the city centre, train station, riverside walks and local amenities all within easy reach, this is an ideal home for professionals, first-time buyers or investors alike.

- Two-bedroom first-floor apartment
- Located within a popular riverside development
- Bright and spacious open-plan lounge, kitchen and dining area
- Juliet balcony enhancing light and outlook
- Principal bedroom with en-suite shower room
- Second generous double bedroom with built-in storage
- Separate modern family bathroom
- Secure communal entrance with intercom system
- Double glazing and gas central heating throughout
- Within easy walking distance of Norwich city centre, train station and Riverside amenities





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## 26 Wherry Road

### The Location

Wherry Road enjoys a desirable position within Norwich's well-regarded Riverside area, offering a lifestyle that balances convenience, character and a sense of calm by the water. The location is particularly well suited to commuters, with Norwich Train Station close by, providing regular services to London and connections across the region. For everyday needs and leisure, Riverside Retail Park is within easy reach, offering a range of shops, restaurants, cafés and a cinema, making it easy to enjoy evenings out or relaxed weekends without travelling far.

The city centre lies just beyond, easily accessible on foot, by bike or public transport. Here, residents can explore Norwich's historic streets, independent shops, restaurants and cultural landmarks, including the market and castle area, while still returning home to a quieter riverside setting. The proximity of the River Wensum adds to the appeal, with pleasant waterside walks and green communal spaces providing a welcome contrast to city living.

Overall, Wherry Road suits a wide range of lifestyles, from professionals and commuters to those who enjoy having amenities, open space and the city's cultural heartbeat all within close reach. It offers the rare combination of urban connectivity and a more relaxed, scenic environment, making it a consistently popular and practical place to live.



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## Wherry Road, Norwich

This well-presented two-bedroom first-floor apartment is set within a popular and established riverside development, ideally positioned for enjoying both city living and a more relaxed waterside atmosphere. The property is well suited to first-time buyers, professionals or investors seeking a convenient and high-demand Norwich location.

Accessed via a secure communal entrance, the apartment opens into a welcoming private hallway that connects all principal rooms. The heart of the home is the bright and airy open-plan lounge, kitchen and dining area, designed for modern living and everyday comfort. Large windows allow natural light to fill the space, while the layout easily accommodates both relaxed seating and dining. A Juliet balcony enhances the sense of openness and provides a pleasant outlook over the surrounding development.

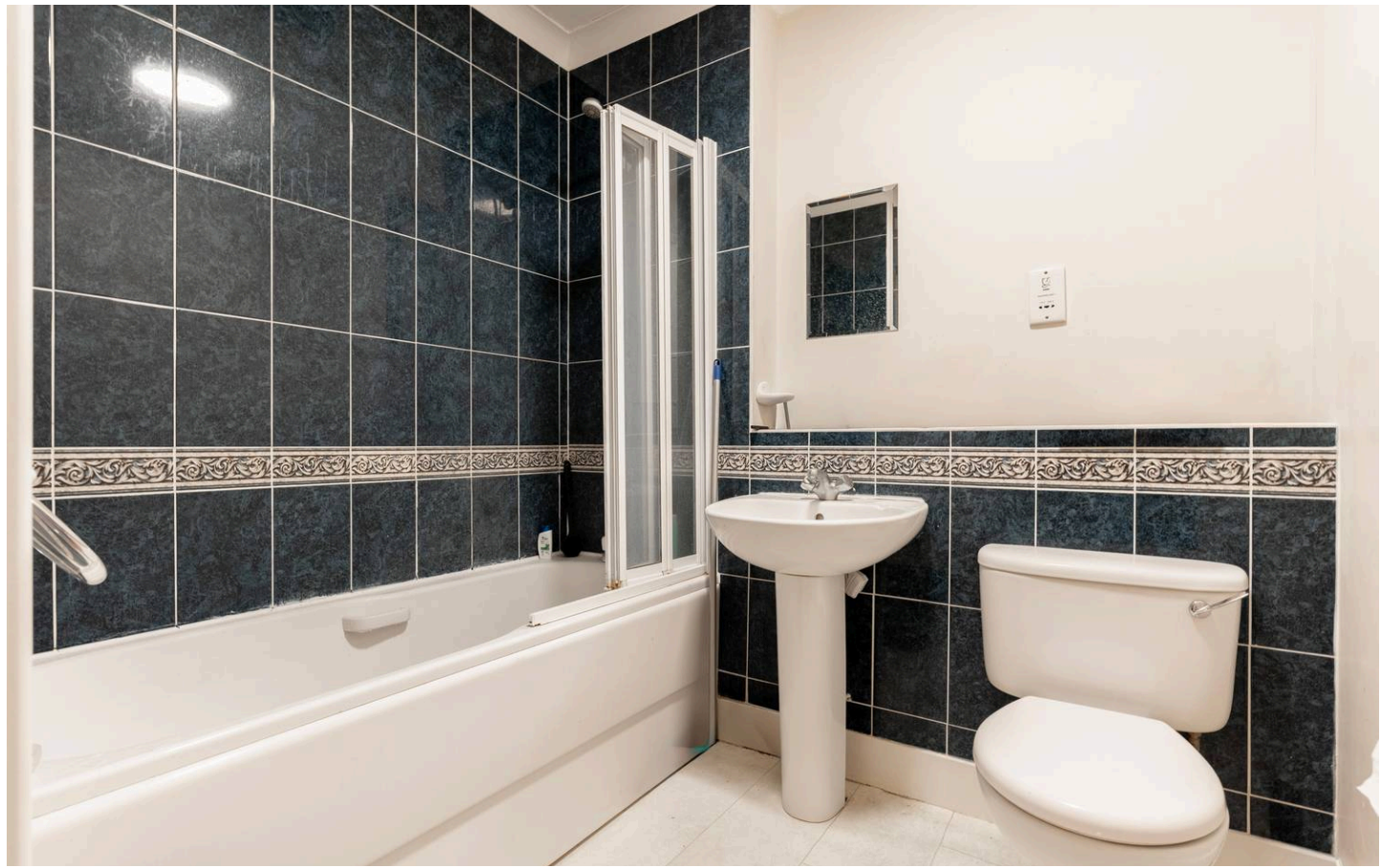
The kitchen area is neatly integrated into the living space and fitted with contemporary units and work surfaces, offering a practical and efficient setting for cooking and entertaining. There is ample room for appliances and storage without compromising the clean, uncluttered feel of the room.

Both bedrooms are generously proportioned doubles, each benefiting from built-in wardrobes and a calm, neutral presentation. The principal bedroom enjoys the added advantage of a private en-suite shower room, providing convenience and a sense of separation. A separate bathroom serves the rest of the apartment and is fitted with a modern white suite.

Further benefits include double glazing and gas central heating, contributing to year-round comfort and efficiency. The apartment has been well cared for and offers a straightforward, low-maintenance lifestyle.

### Agents Note

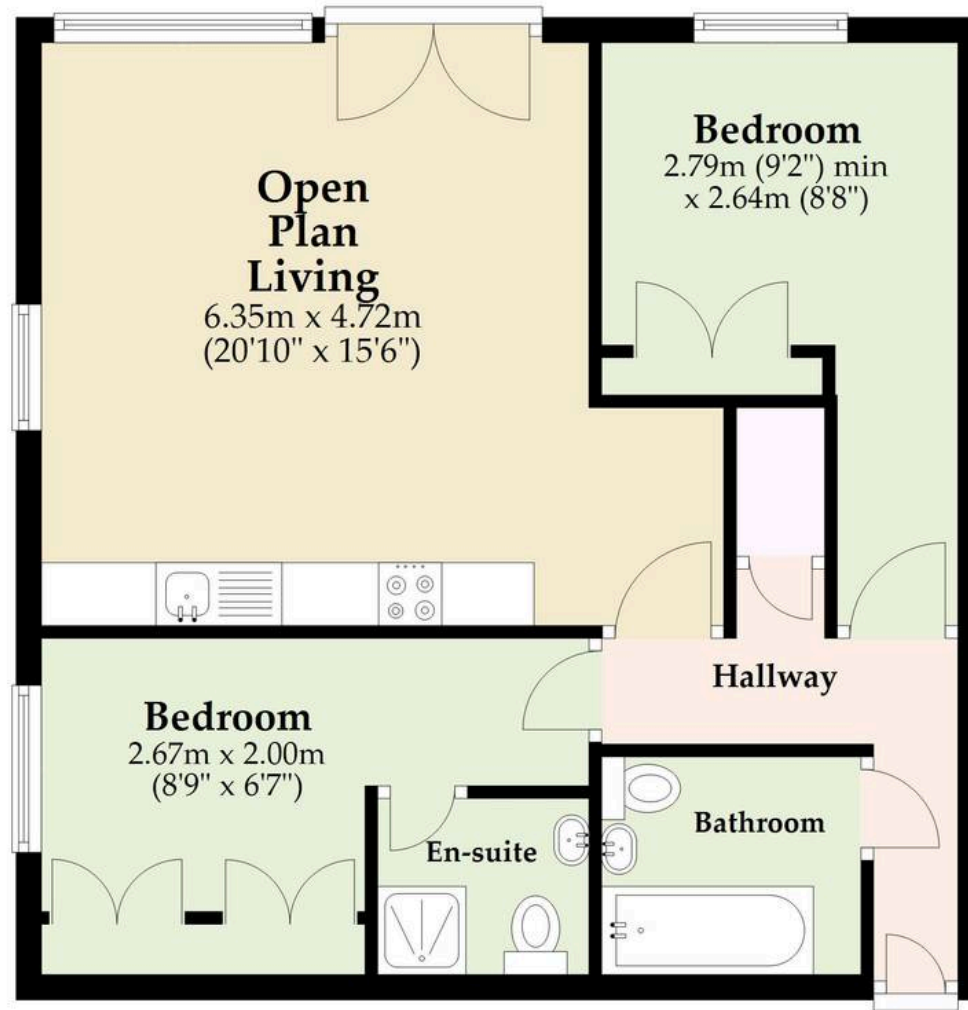
This property will be sold leasehold. With the lease expiring on 31st December 2126.



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# Apartment

Approx. 57.1 sq. metres (614.3 sq. feet)



Total area: approx. 57.1 sq. metres (614.3 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.

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Senior Property Lister

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