



43 Tillet Road, Norwich

Norwich



Minors & Brady

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Norwich

Set within a well-established NR3 neighbourhood north of the city centre, this chain-free semi-detached home offers a straightforward opportunity for those looking to modernise and create something with their own stamp. Inside, the layout is defined by bright, adaptable spaces, from the generous living room to the versatile lounge opening into a bay-fronted study, all complemented by a conservatory that draws in garden views. Three bedrooms and a classic family bathroom sit upstairs, while the large private garden, driveway and tandem garage provide clear scope for future improvements, subject to permissions. A solid, well-located home with plenty of potential for thoughtful transformation.



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- Offered chain free
- Extended semi-detached residence positioned north of the city centre in Norwich, NR3
- Huge amount of potential to modernise or renovate, subject to permissions
- Generous-sized living room inviting relaxation and entertaining
- Flexible lounge with internal folding doors that creates a seamless connection to the bay-fronted study
- The kitchen features a selection of fitted cabinetry, a freestanding oven, and under-counter spaces for appliances, providing a solid foundation for modernisation
- Conservatory that extends the reception space, whilst framing panoramic views of the garden
- Three bedrooms and a family bathroom comprising of a classic three-piece suite
- A large, private garden that is ready for you to make your own
- A driveway provides off-road parking, leading up to a tandem garage that has the opportunity to be converted, subject to planning



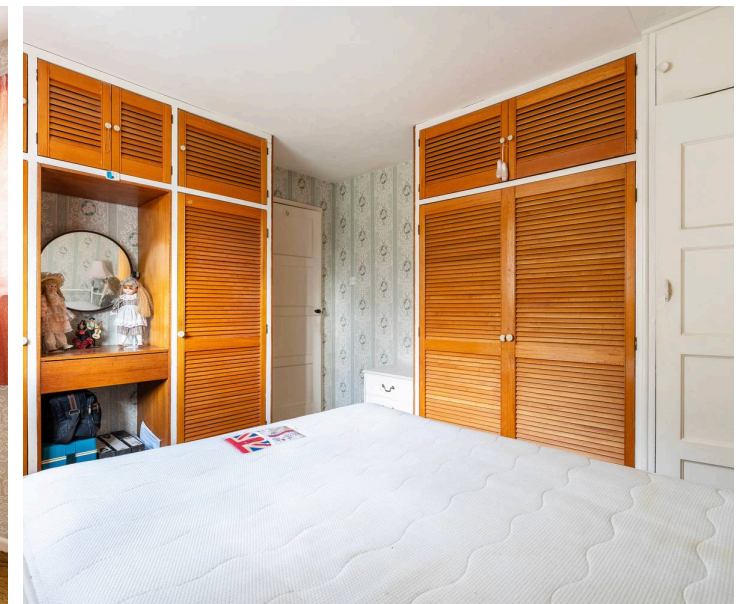
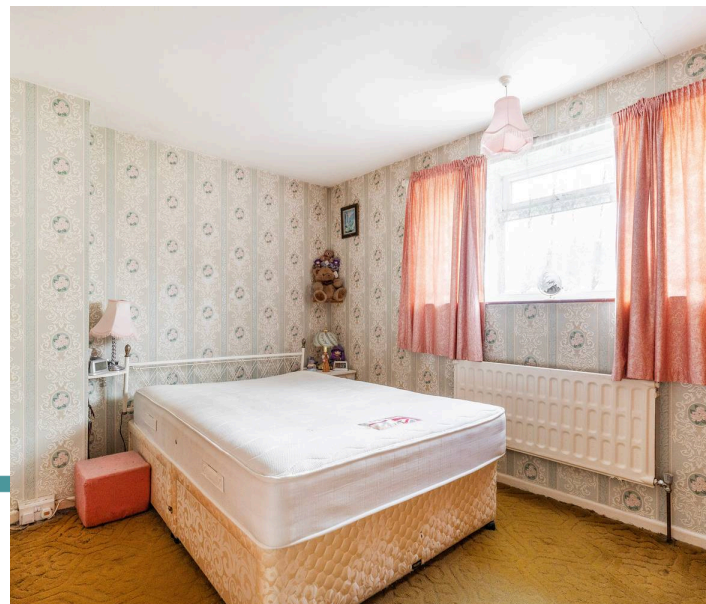
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Tillett Road sits in a residential pocket of North Norwich (NR3), offering a calm, community-focused setting while keeping you close to the energy of the city. Streets here are lined with mature trees and a mix of traditional terraces and family homes, giving the area a settled, lived-in feel. Daily essentials are easy to reach: Aldi on Aylsham Road, Lidl on Drayton Road, and Tesco Express on Angel Road are all within a short drive or walk, making quick top-ups and weekly shops straightforward. Families benefit from proximity to well-regarded schools, including Angel Road Infant & Junior Schools, Sewell Park Academy, and George White School, all serving the local community.

Transport links are practical and reliable, with frequent bus services along Aylsham Road and Drayton Road connecting directly into Norwich city centre, typically around a 10–15 minute journey depending on traffic. From Tillett Road, you're also well placed for access to the Outer Ring Road, opening up easy routes across the city and towards the NDR. The lifestyle here suits anyone wanting a quieter residential base with quick access to parks, local cafés, independent shops, and the cultural pull of Norwich's centre, all without feeling removed from everyday convenience.



M&B

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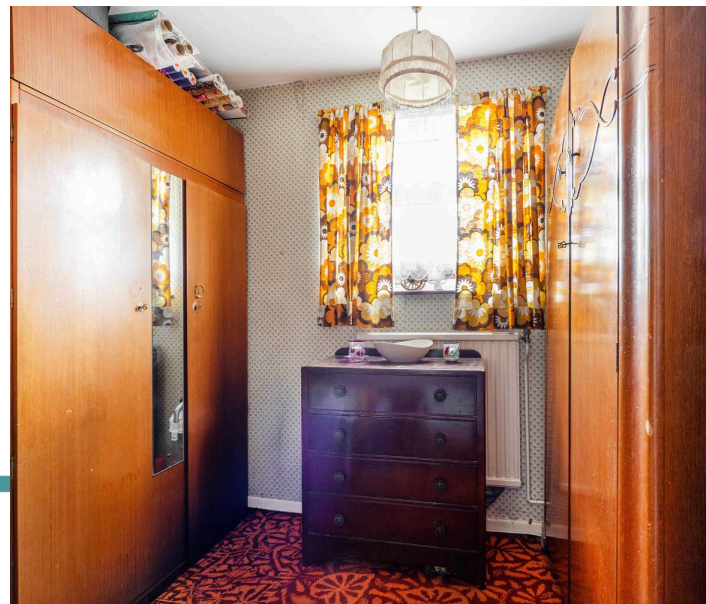
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A chain-free opportunity in NR3 with genuine scope to shape a home around your own vision. This extended semi-detached residence sits to the north of Norwich city centre, offering a lifestyle that blends neighbourhood calm with easy access to the cultural pull of the city.

A spacious entrance hall sets the tone, bright and welcoming, drawing you through to a generous living room designed for both quiet evenings and easy entertaining. Beyond this, a flexible lounge opens through internal folding doors to a bay-fronted study, creating a fluid arrangement of spaces that can adapt as life evolves, work, play, or simply a place to pause.

The conservatory extends the reception areas further, capturing natural light and framing uninterrupted views across the garden. It's a peaceful spot that connects the home to its outdoor surroundings, encouraging year-round enjoyment.

Upstairs, three bedrooms offer comfortable accommodation, accompanied by a family bathroom with a classic three-piece suite. Each room presents clear potential for reimagining, whether you lean towards contemporary finishes or a more traditional aesthetic.



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Outside, the property reveals one of its strongest assets: a large, private garden ready to be shaped into something special. There is ample room for landscaping, outdoor dining, or even future extensions, subject to the necessary permissions.

To the front, a driveway provides off-road parking and leads to a tandem garage, another space with clear potential for conversion, storage, or workshop use, again subject to planning.

This is a home with solid foundations and an exciting future. For buyers seeking a property they can modernise, renovate, and truly make their own, it offers a rare chance to create something personal in a well-connected Norwich location.

Agents Notes

Freehold

Connected to mains water, electricity, gas and drainage.



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



Meet *Sarah*
Senior Property Consultant



Meet *Dan*
Branch Partner



Meet *Lauren*
Property Consultant

Minors & Brady
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