



12 Dalrymple Way, Norwich

Norwich



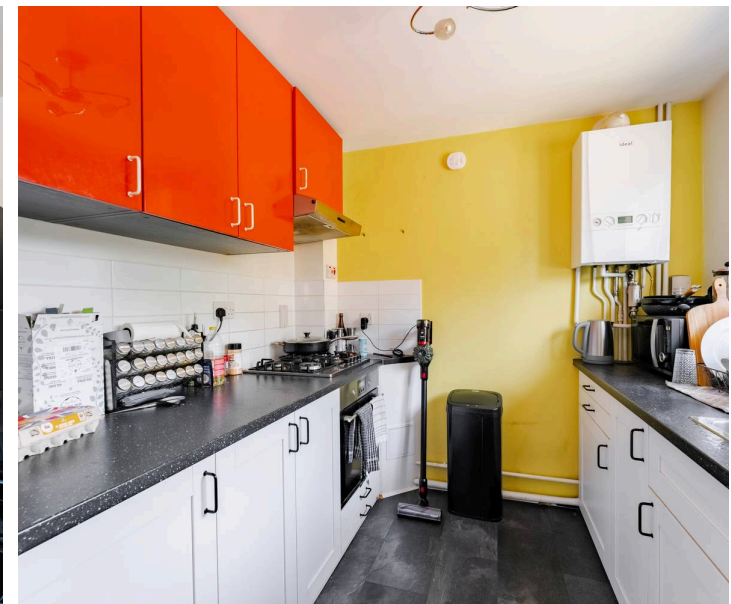
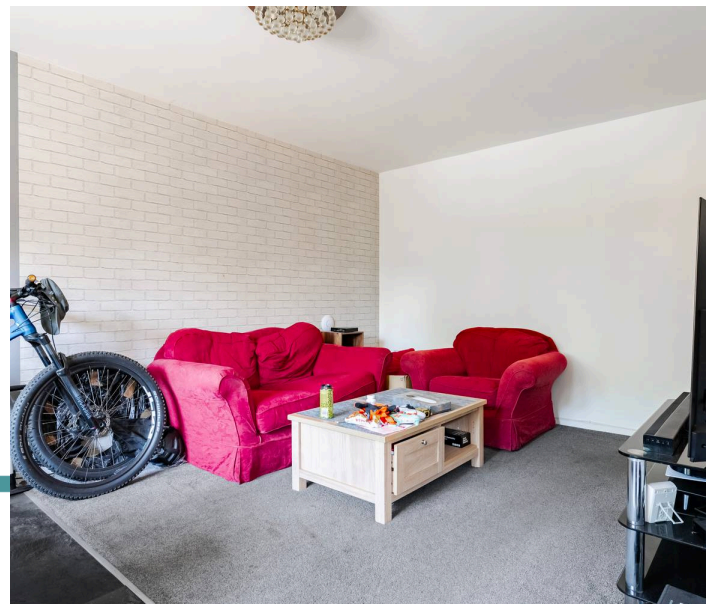
Minors & Brady

## 12 Dalrymple Way

Norwich

Situated within a popular residential area of Norwich, this well-presented two-bedroom bungalow offers comfortable single-level living in a convenient location close to a wide range of local amenities.

Well maintained throughout, the property benefits from two generously sized bedrooms, a recently refurbished bathroom and excellent access to Norwich city centre, making it an ideal purchase for first-time buyers, downsizers or investors alike. Combining practical accommodation with a low-maintenance layout, this home is ready to be enjoyed from the moment you move in.



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# 12 Dalrymple Way

Norwich

- Well presented two bedroom bungalow in a convenient Norwich location
- Spacious lounge and dining room providing a comfortable and versatile living space
- Fitted kitchen with ample storage and worktop space for everyday practicality
- Two generously sized bedrooms offering flexible accommodation
- Modern family bathroom, refurbished within the last few years
- Well maintained throughout, allowing buyers to move straight in with minimal work required
- Private rear garden offering an ideal space for relaxing, gardening or outdoor dining
- Convenient location with excellent access to Norwich city centre, local amenities and transport links
- A fantastic opportunity to acquire a low maintenance home in a well connected residential setting

Council Tax band: TBD

Tenure: Leasehold



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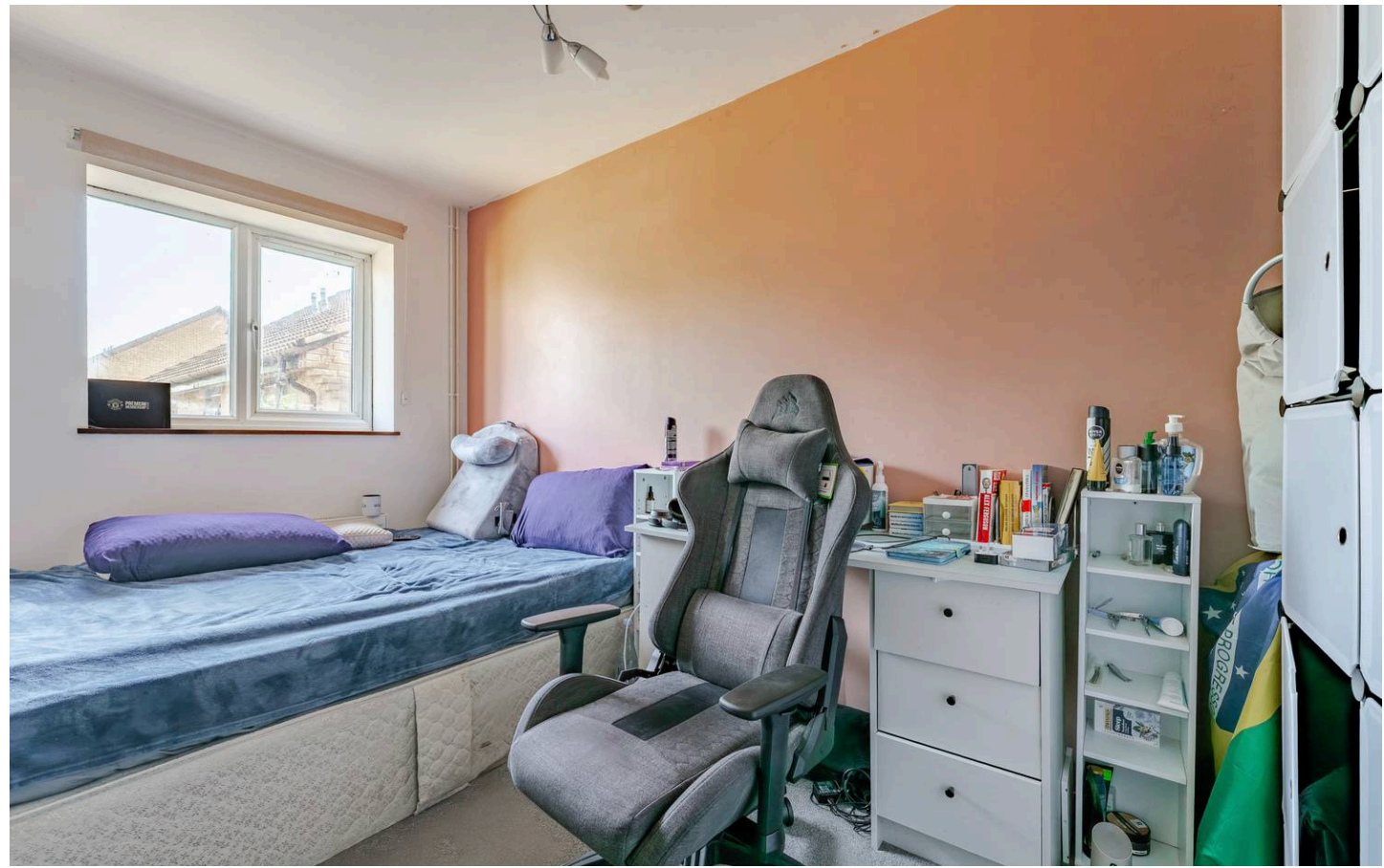
## Location

Situated to the north of Norwich, Dalrymple Way enjoys a convenient residential location with excellent access to both the city centre and surrounding amenities. The area is well served by supermarkets, local shops, cafés, healthcare facilities, and schooling for a range of ages, making day to day living both practical and convenient. Nearby retail parks, including those around Boundary Road and Sweet Briar Road, provide an excellent choice of national retailers and everyday services.

The property also benefits from excellent transport links, with easy access to Norwich Ring Road, Norwich International Airport, and the NDR (Broadland Northway), while regular bus services provide straightforward connections into the city centre. Norwich itself offers a vibrant mix of shopping, dining, entertainment, and cultural attractions, ensuring a wealth of amenities are within easy reach.

## Dalrymple Way

A welcoming entrance hall provides access to all rooms within the property, creating a practical and easy flowing layout. Positioned to the rear is the spacious lounge and dining room, offering a comfortable setting for both everyday living and entertaining.



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The generous proportions allow ample space for a variety of furniture arrangements, while the adjoining kitchen is fitted with a range of storage units and worktop space, providing everything needed for modern day living.

The bungalow continues with two well proportioned bedrooms, both offering comfortable accommodation and flexibility for a range of lifestyles. Whether used as bedrooms, a guest room or a home office, each room enjoys good natural light and practical dimensions. Serving the home is a stylish family bathroom that has been refurbished within the last few years, finished with a contemporary suite to provide a fresh and modern feel.

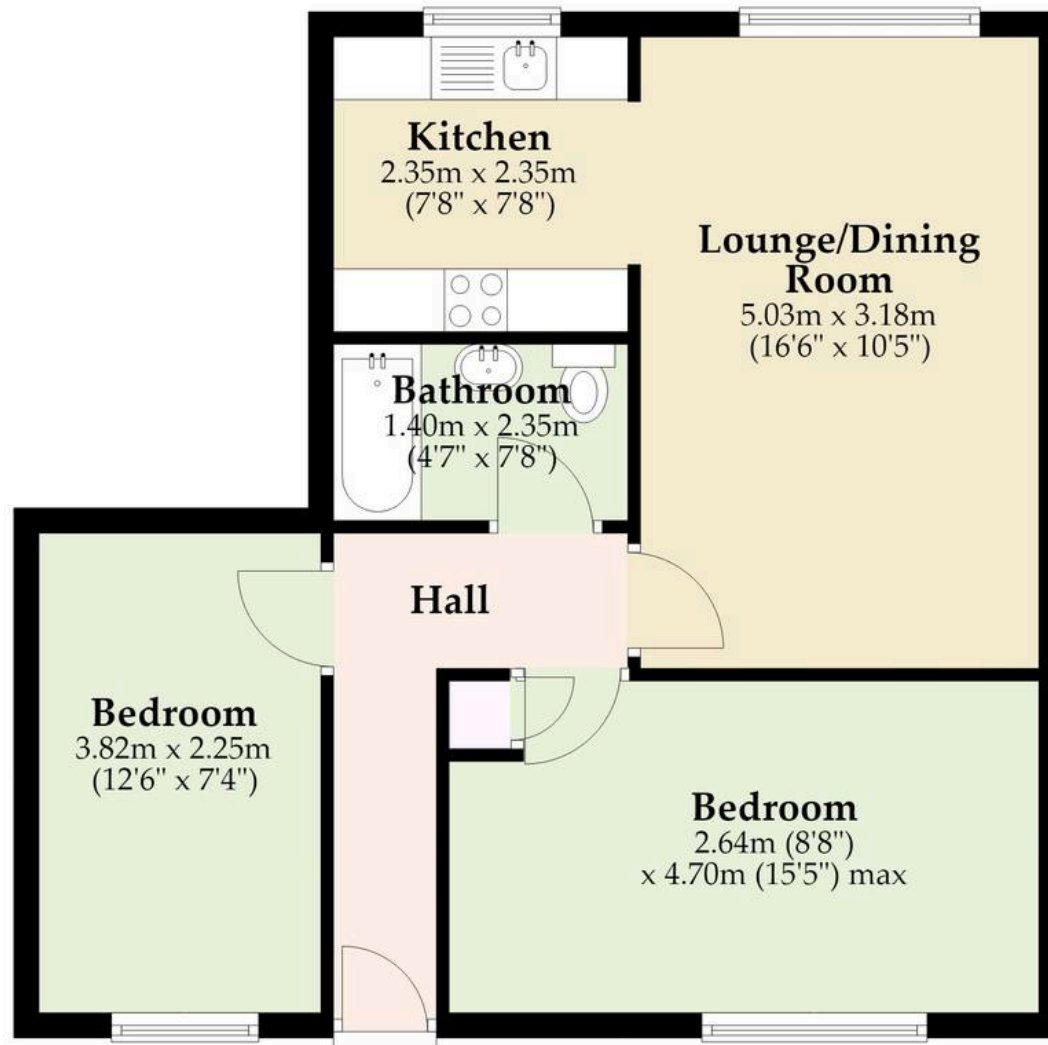
Outside, the property benefits from a private rear garden, offering an enjoyable outdoor space for relaxing, gardening or entertaining during the warmer months. The low maintenance setting provides plenty of scope for buyers to personalise and enjoy throughout the seasons.



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## Ground Floor

Approx. 52.6 sq. metres (566.7 sq. feet)



Total area: approx. 52.6 sq. metres (566.7 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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