



2 Skedge Way, Blofield

Norwich



Minors & Brady

2 Skedge Way

Blofield, Norwich

This beautifully presented and thoughtfully extended detached bungalow occupies a generous corner plot within the sought-after village of Blofield. Offering a highly versatile layout with up to four bedrooms, expansive open-plan living space and contemporary finishes throughout, the property has been designed to suit modern family life while retaining a welcoming and practical feel.

Enhanced by underfloor heating, solar panels, a garage and private driveway parking, this impressive home combines comfort, efficiency and flexible accommodation in an attractive village setting.



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- Extended detached bungalow occupying a substantial corner plot with wraparound gardens and excellent outdoor space
- Impressive 26ft kitchen/dining room featuring extensive storage, integrated appliances and ample space for entertaining
- Bright and spacious dual-aspect sitting room with garden views and direct access to the outdoor space
- Three well-proportioned double bedrooms within the main accommodation, ideal for family living or guest accommodation
- Versatile additional study/bedroom offering flexibility for home working, hobbies or occasional guest use
- Contemporary family bathroom fitted with both a separate bath and walk-in shower for added convenience
- Additional modern shower room alongside a separate WC, enhancing practicality for busy households
- Underfloor heating throughout much of the property, providing comfort and efficient everyday living
- Private driveway parking offering secure off-road parking
- Energy-efficient solar panels, mature enclosed gardens and a sought-after village setting within Blofield, offering easy access to Norwich and the Norfolk Broads



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The Location

Blofield Heath is a highly sought-after Broadland village that perfectly blends a peaceful, family-friendly atmosphere with convenient amenities. The village offers a range of facilities including Hemblington Primary School, the welcoming Heathlands Public House, a handy Post Office and shop, and the renowned 'Tamarind' restaurant, celebrated as the best in Norfolk.

Situated just about seven miles from Norwich, Blofield Heath provides easy access to major routes such as the new NDR and the A47, connecting you effortlessly to the coastal town of Great Yarmouth or the vibrant city centre. For commuters, the Park & Ride facility at Postwick on the edge of Norwich makes daily travel straightforward. Additionally, Norwich benefits from a mainline rail service to London Liverpool Street with an approximate journey time of just under two hours, while nearby stations at Acle and Brundall offer further transport options.



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Skedge Way

The property is entered via a welcoming entrance hall, where doors lead to both the bedroom accommodation and the main living areas. Positioned towards the front of the home are three well-proportioned double bedrooms, each offering comfortable accommodation and flexibility for a range of living arrangements. These are served by a contemporary family bathroom, fitted with both a separate bath and walk-in shower, creating a practical and stylish space for everyday use.

At the heart of the home is the exceptional kitchen/dining room, stretching over 26ft in length and providing an ideal setting for family life and entertaining. The kitchen is fitted with an extensive range of storage units, integrated appliances and generous work surface space, while the dining area comfortably accommodates a large table. Wide patio doors flood the room with natural light and create a seamless connection to the garden beyond.

Leading from the kitchen is an inner hallway with access to a separate WC and utility area, adding valuable practicality to the home. The spacious sitting room enjoys a dual-aspect outlook with views over the garden and ample space for a variety of furniture layouts, making it a superb room for both relaxing and entertaining.



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Positioned beyond is a versatile additional room, currently arranged as a bedroom but equally suited as a home office, study, hobby room or guest accommodation. This area is complemented by a modern shower room, creating excellent flexibility for multi-generational living or those working from home.

Externally, the property continues to impress with wraparound gardens that provide a variety of spaces for outdoor enjoyment. Lawned areas, mature planting and patio seating areas combine to create a private and attractive environment, ideal for both entertaining and everyday family use. A driveway provides ample off-road parking.

Combining generous living space, versatile accommodation and high-quality finishes throughout, this outstanding bungalow presents a rare opportunity to acquire a modern family home in one of Blofield's most desirable residential locations.

Agents Note

This property will be sold freehold.

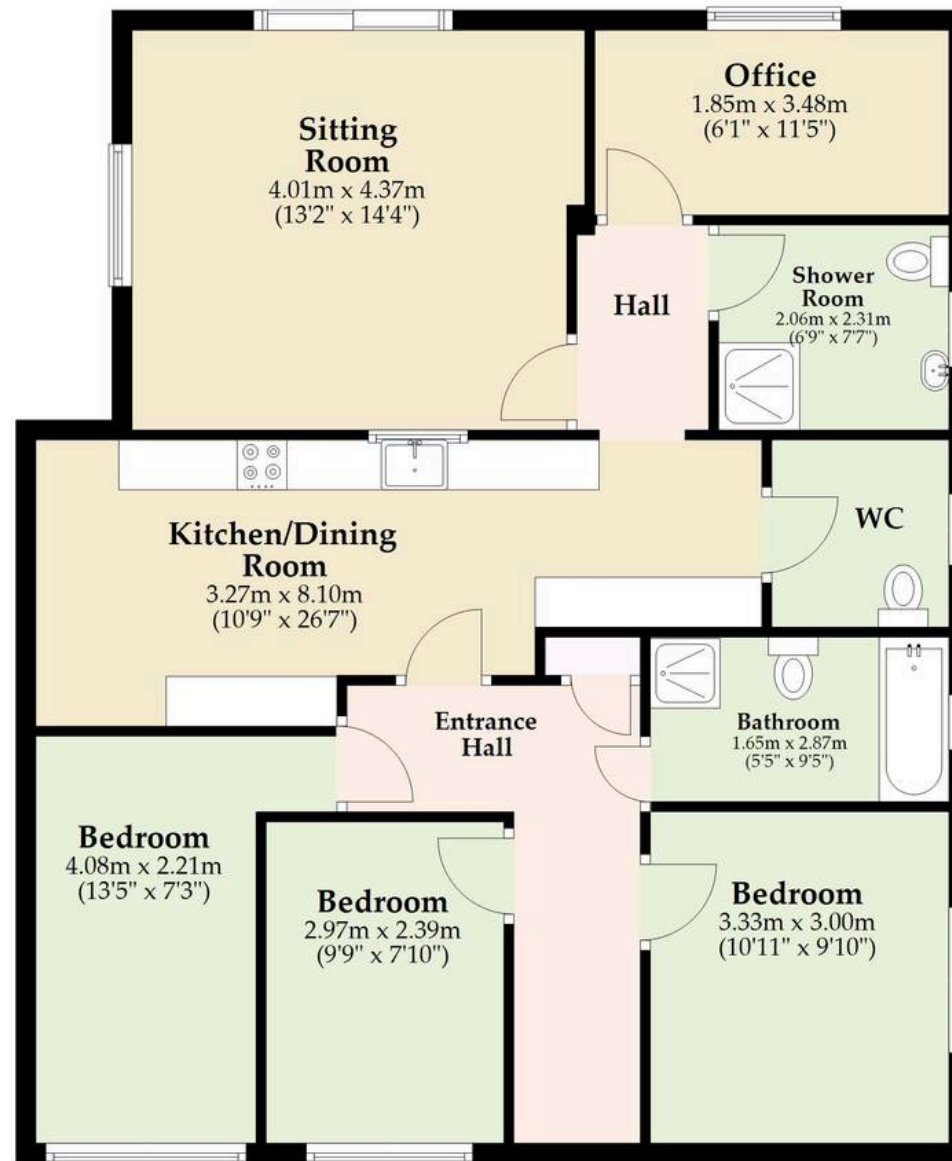
Connected to mains water, electricity, gas and drainage.



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Ground Floor

Approx. 96.5 sq. metres (1038.9 sq. feet)



Total area: approx. 96.5 sq. metres (1038.9 sq. feet)

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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*.



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Minors & Brady
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wroxham@minorsandbrady.co.uk



01603 783088



6 Church Road, Wroxham, Norwich, NR12 8UG

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