



Beech View Lime Tree Road, North Walsham

North Walsham

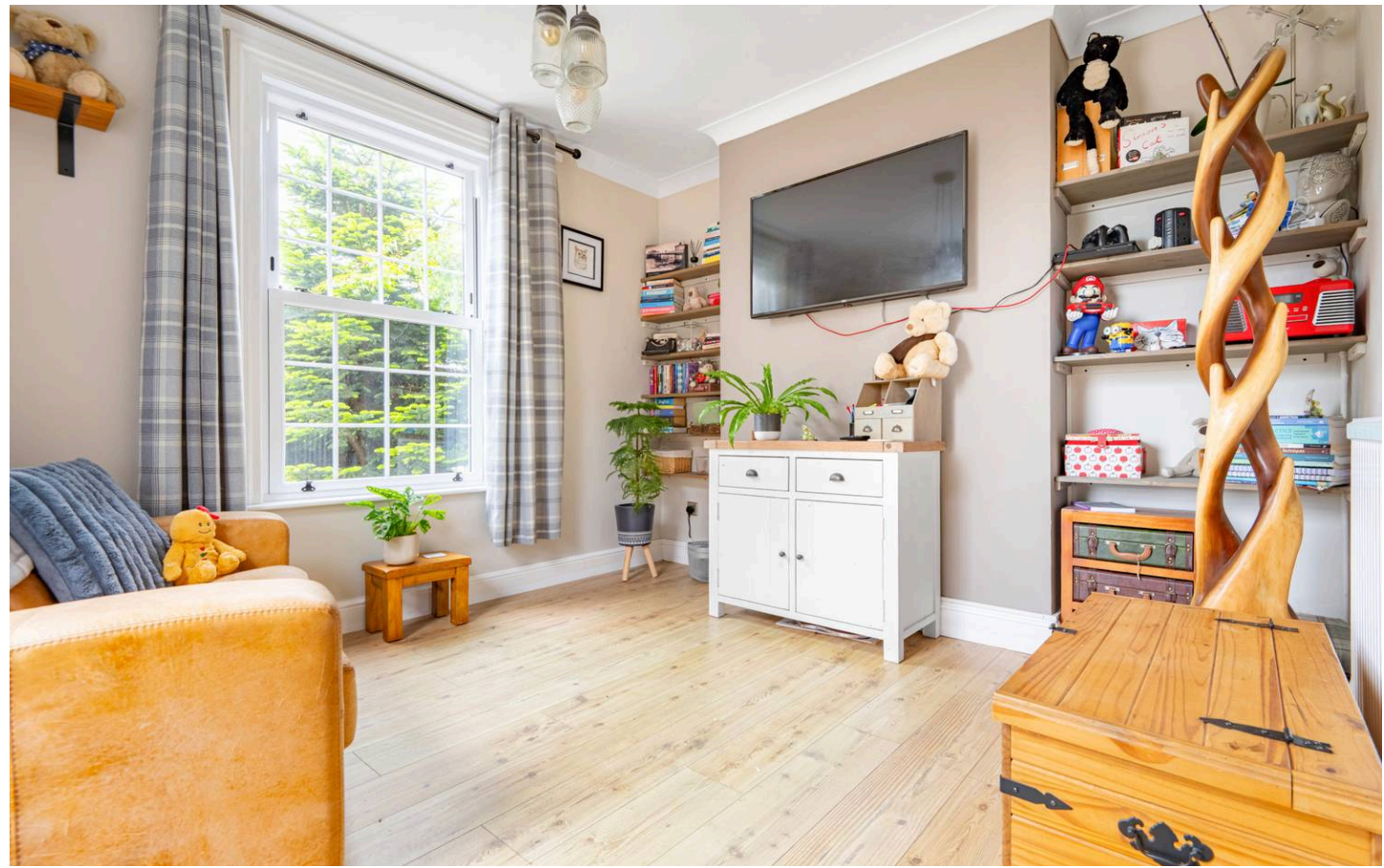


Minors & Brady

Beech View Lime Tree Road

North Walsham

A home that immediately sets a tone of easy, considered living, Beech View invites you into a lifestyle shaped by light, character and the convenience of being moments from North Walsham's town centre. This detached period home sits confidently on its corner plot, offering the charm of sash windows, original flooring and cottage-style details, paired with the kind of flowing, flexible spaces that suit modern routines. From slow mornings in the farmhouse kitchen to relaxed evenings in the sun-filled living room, every part of the house feels designed for comfort and everyday enjoyment. With room for home-working, three generous bedrooms and a garden made for outdoor living, it's a property that supports a thoughtful, well-paced way of life, all within walking distance of shops, cafés and local amenities.



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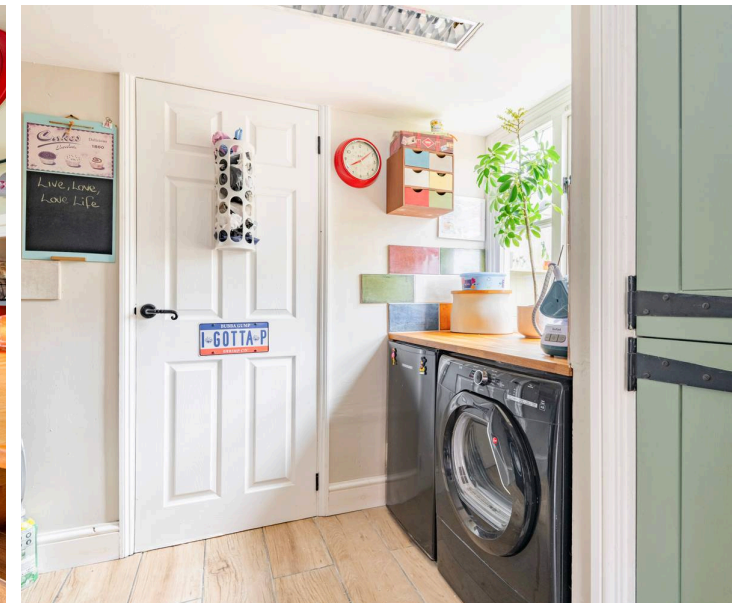


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Beech View Lime Tree Road

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- Introducing Beech View, a detached residence positioned down a residential road, within walking distance to North Walsham's town centre
- Beautifully presented throughout, showcasing over 1,200sqft of spacious and flexible accommodation suited to family living
- Retains the properties original character features of recently re-fitted Sash windows, original flooring, high ceilings and cottage-feel features
- Formal living room that is filled with abundance of natural light, inviting relaxation and entertaining
- Open-plan living/dining room creating an effortless flow for everyday living, with the flexibility to be used for home-working or hobbies if preferred
- Farmhouse-style kitchen fitted with a range of cabinetry, a range cooker, a Butler sink and a utility room for laundry appliances
- Three double bedrooms offering comfort and privacy, along with a family bathroom comprising of a modern three-piece suite
- A private, maintained garden featuring a shingled area for seating, a laid to lawn, established shrubbery, colourful planting and a shed
- Rear driveway providing off-road parking for up to four vehicles, with the potential to have a garage (stpp)
- Easy access to a wide range of amenities within the town, including shops, schools and transport links



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Lime Tree Road sits in a quiet residential pocket on the southern side of North Walsham, offering a calm, suburban setting while still being within easy reach of everyday essentials. It's roughly a 10–15 minute walk to the town centre, giving quick access to cafés, independent shops, the weekly market, and practical services. For groceries, the closest supermarkets are Sainsbury's on Bacton Road and Waitrose on New Road, with Lidl also nearby for budget-friendly shopping. Families benefit from being close to North Walsham Junior, Infant and Nursery School, North Walsham High School, and Paston College, all within a short drive or cycle.

The road is well placed for exploring the wider area: Cromer, Aylsham, and Stalham are all within 20–25 minutes, and the Norfolk Broads sit just to the south for waterside walks and boating. North Walsham station provides direct rail links to Norwich and Cromer/Sheringham, making commuting or leisure trips straightforward, while regular bus routes connect the town with surrounding villages. The lifestyle here leans towards relaxed, practical living, close to green spaces, community amenities, and coastal days out, without feeling remote.



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Beech View is introduced as a detached period home with strong kerb appeal, set along a quiet residential road within easy reach of North Walsham's town centre. Thoughtfully presented and full of character, it offers over 1,200 sq ft of flexible accommodation that suits both everyday living and the rhythm of family life.

A bright, welcoming entrance hall leads into the formal living room, an elegant space framed by sash windows and enriched by natural light throughout the day. It's a room that lends itself to relaxed evenings, conversation and calm moments.

The open-plan living/dining room continues the sense of space and ease. Its layout supports a variety of lifestyles, whether used for home-working, hobbies or simply gathering together. Original wooden flooring, high ceilings and cottage-style details give the home a warm, timeless feel.

At the heart of the property, the farmhouse-style kitchen brings classic charm with its cabinetry, range cooker and Butler sink. It's complemented by a separate utility room that keeps household tasks neatly organised, along with a ground-floor WC for added convenience.



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Upstairs, three double bedrooms provide comfort and privacy for family members or guests. Each room feels peaceful and well-proportioned, accompanied by a modern family bathroom.

The garden is designed for easy enjoyment, with a shingled seating area, lawn, established shrubbery and colourful planting adding interest through the seasons. A shed offers useful storage, while the rear driveway provides generous off-road parking for up to four vehicles and the potential for a garage (stpp).

Beech View is a home with character, practicality and a welcoming atmosphere, an appealing opportunity for anyone seeking well-presented period living close to the amenities of North Walsham.

Agents Notes

Freehold

Connected to mains water, electricity, gas and drainage.

Gas central heating.

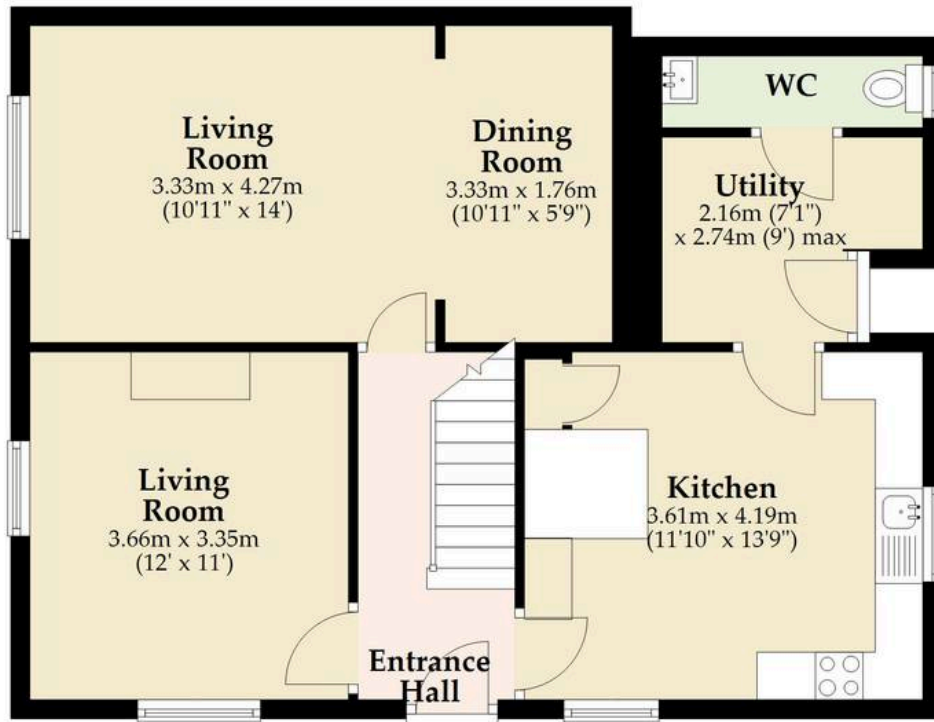
All windows replaced 5 years ago.



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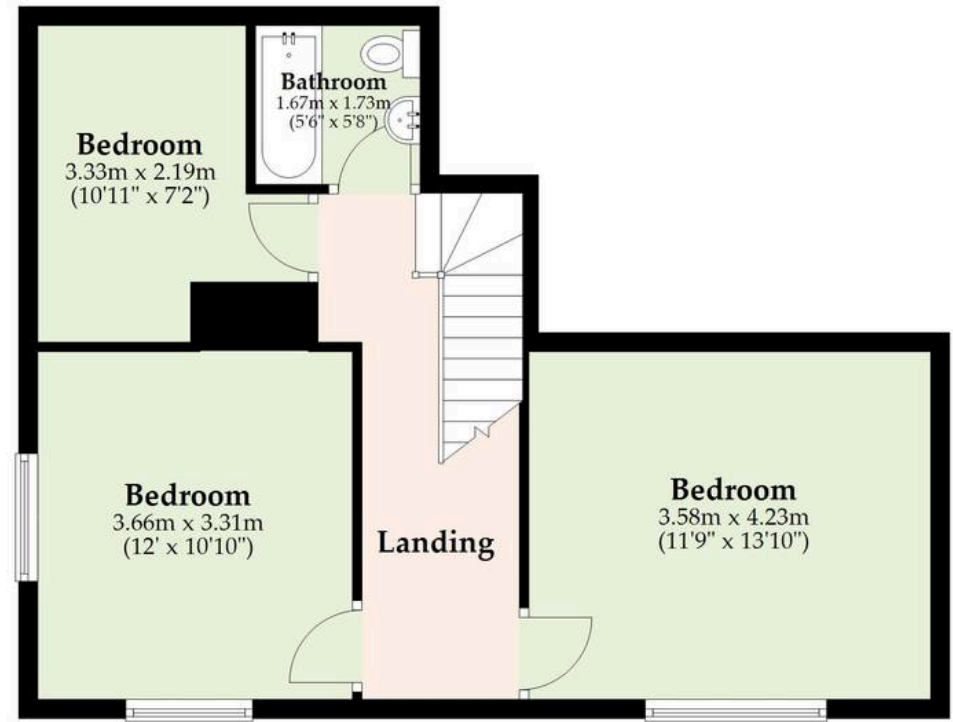
Ground Floor

Approx. 64.4 sq. metres (693.4 sq. feet)



First Floor

Approx. 49.5 sq. metres (532.6 sq. feet)



Total area: approx. 113.9 sq. metres (1225.9 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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wroxham@minorsandbrady.co.uk



01603 783088



6 Church Road, Wroxham, Norwich, NR12 8UG

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