



111 Brick Kiln Road, North Walsham

Minors & Brady

111 Brick Kiln Road

North Walsham

Move straight in and enjoy everything this beautifully presented home has to offer. Offering two genuine double bedrooms, allocated parking and an enclosed rear garden, the property is perfectly suited to first-time buyers, investors or those seeking a low-maintenance lifestyle. The accommodation is well maintained throughout, providing bright and practical living spaces ready to enjoy from day one. To the rear, the garden benefits from pleasant views towards a woodland area, creating an attractive backdrop and an added sense of privacy. Conveniently positioned close to a wide range of local amenities and everyday essentials, the location is ideal for modern living. A fantastic opportunity to acquire a smart and easy-to-maintain home in a popular setting.

- Beautifully presented two-bedroom home
- Two generous double bedrooms
- Ideal purchase for first-time buyers, investors or downsizers
- Bright and well-maintained accommodation throughout
- Enclosed rear garden offering low-maintenance outdoor space
- Pleasant outlook towards woodland to the rear
- Allocated off-road parking
- Central heating throughout
- Conveniently located close to a wide range of local amenities
- Ready-to-move-into home with practical and easy-to-manage living space



M&B



This quiet and well-established residential setting within North Walsham offers an environment that feels both refined and conveniently placed. Set slightly away from busier roads and characterised by attractive homes and mature surroundings, it provides a sense of privacy and calm while remaining close to everyday amenities. The location is particularly appealing to families and professionals seeking a peaceful setting without feeling disconnected from the town.

North Walsham itself is a thriving market town with a strong sense of community. The weekly market, independent shops, cafés and traditional pubs create a lively yet welcoming atmosphere, complemented by practical amenities including supermarkets, schools, medical facilities and leisure options such as the Victory Swim and Fitness Centre. The town's railway station provides regular services to Norwich and the North Norfolk coast, supporting both commuting and leisure travel, while nearby road links offer easy access throughout the region.

Beyond the town, the surrounding area further enhances its appeal. Open countryside is close at hand for walking and cycling, while the popular beaches of Mundesley and Happisburgh are just a short drive away, offering year-round coastal enjoyment. This blend of established residential character, strong local identity and excellent access to both coast and countryside creates a quietly desirable and highly sought-after setting within North Norfolk.

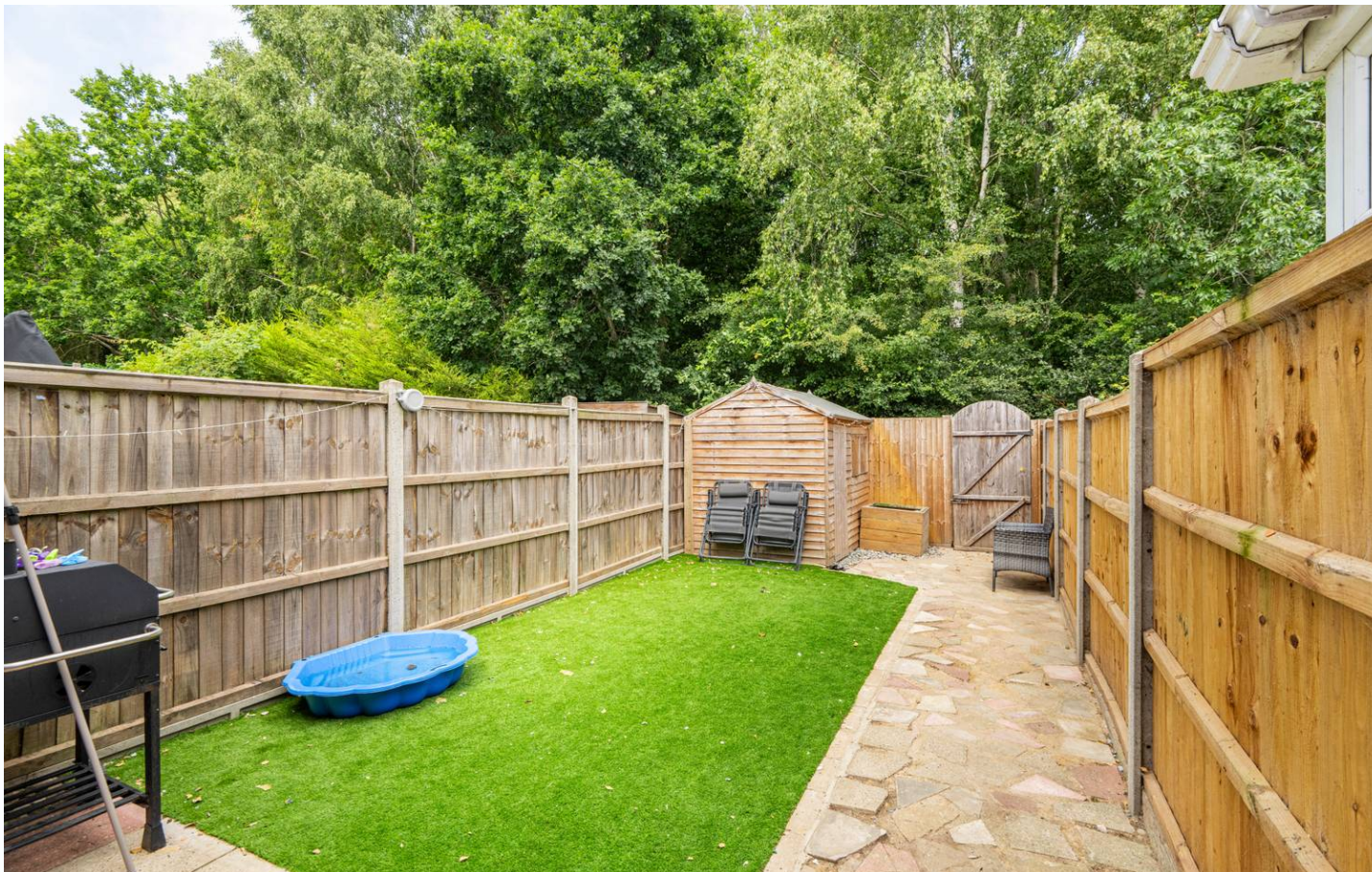
Agent's Note

This property will be sold freehold and connected to mains water, electricity, gas and drainage.

Please note: The property is currently tenanted. The tenants are expected to be served notice once a sale has been agreed, therefore prospective purchasers should be mindful that vacant possession may not be available immediately and should factor this into their anticipated timescales.

M&B





111 Brick Kiln Road

North Walsham

Brick Kiln Road, North Walsham

Beautifully presented throughout, this modern two-bedroom home offers practical and low-maintenance living, making it an excellent choice for first-time buyers, investors or those looking to downsize.

Well located within easy reach of a wide range of local amenities and everyday conveniences, the property combines comfort with convenience.

The accommodation is well proportioned and includes a bright and welcoming living area, alongside a functional kitchen designed to cater for modern day-to-day living. Both bedrooms are generous doubles, providing flexible space for couples, small families, guests or those working from home.

Outside, the property continues to impress with an enclosed rear garden, creating a private space to relax, entertain or enjoy the warmer months. The garden also benefits from pleasant views towards a woodland area to the rear, adding a sense of greenery and privacy to the setting.

Further benefits include allocated off-road parking and central heating throughout, ensuring the home is both practical and comfortable year-round. Offering well-maintained accommodation in a convenient location, this is a fantastic opportunity to acquire a home that is ready to enjoy from day one.

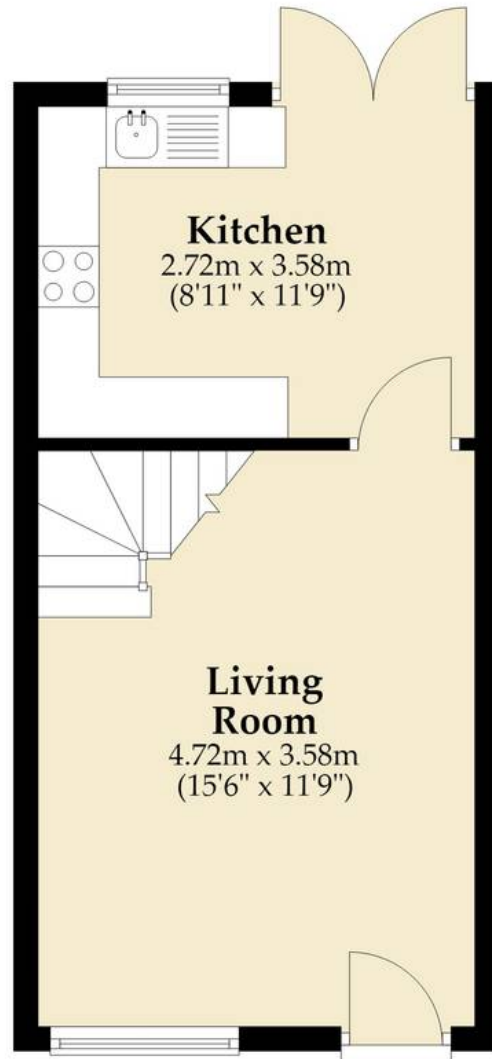
Move straight in and enjoy everything this beautifully presented home has to offer. Offering two genuine double bedrooms, allocated parking and an enclosed rear garden, the property is perfectly suited to first-time buyers, investors or those seeking a low-maintenance lifestyle.

The accommodation is well maintained throughout, providing bright and practical living spaces ready to enjoy from day one. To the rear, the garden benefits from pleasant views towards a woodland area, creating an

M&B

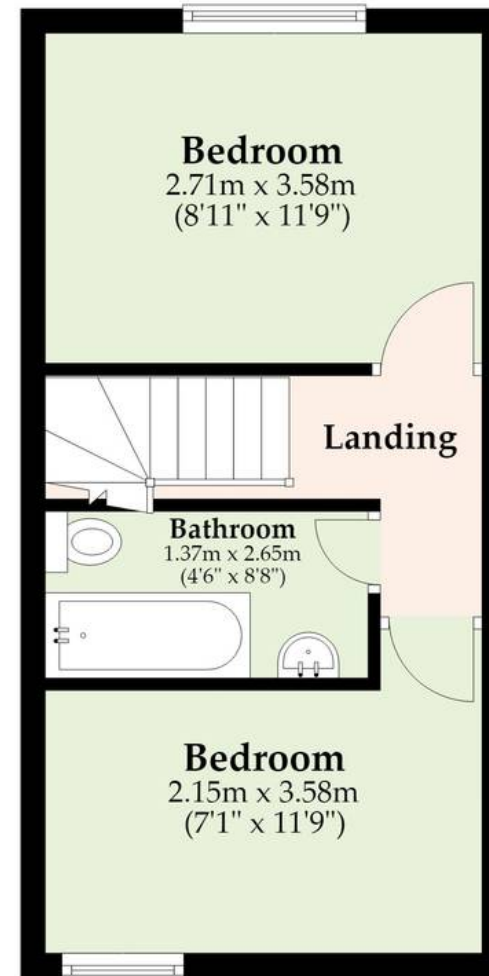
Ground Floor

Approx. 27.0 sq. metres (290.7 sq. feet)



First Floor

Approx. 27.0 sq. metres (290.7 sq. feet)



Total area: approx. 54.0 sq. metres (581.3 sq. feet)

M&B

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*.



Meet *Abi*
Branch Partner



Meet *Karol*
Property Lister



Meet *Claire*
Aftersales Team Leader

Minors & Brady
Your home, our market



wroxham@minorsandbrady.co.uk



01603 783088



6 Church Road, Wroxham, Norwich, NR12 8UG

BURY ST. EDMUNDS | CAISTER-ON-SEA | DEREHAM | DISS | NORWICH | OULTON BROAD | WROXHAM



How can we support

- ✓ Residential Mortgages
- ✓ Protection & Insurance
- ✓ Buy-to-let (personal and limited company)



Matt Waters
Director and
Principal



Victoria Payne
Mortgage and
Protection Advisor

Offering you quick and professional mortgage advice every step of the way.

T: 01603 210378
E: enquiries@norfolk-mortgages.co.uk