



52 Beeching Road, Norwich

Minors & Brady



52 Beeching Road

Norwich

A fantastic opportunity to secure a chain-free home with an impressive rear garden extending beyond 100ft. This well-presented property offers comfortable and practical accommodation, making it ideal for first-time buyers, families and downsizers alike. The home features a welcoming sitting room, a fitted kitchen/dining room and well-proportioned bedrooms designed to suit a variety of lifestyles. Outside, the generous enclosed rear garden provides ample space for relaxing, entertaining and enjoying the outdoors. Further benefits include off-road parking, double glazing and gas central heating. Conveniently located close to local amenities and regular public transport links, this property is ready for its next owner to move straight in and enjoy.

- Offered with no onward chain
- Impressive enclosed rear garden extending over 100ft
- Well-presented and ready-to-move-into accommodation
- Spacious sitting room filled with natural light
- Fitted kitchen/dining room with direct garden access
- Three versatile bedrooms
- Upper-floor shower room
- Off-road parking to the front of the property
- Gas central heating and double glazing throughout
- Convenient location close to local amenities and public transport links



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Offered with no onward chain, this well-maintained home presents an excellent opportunity for buyers seeking comfortable accommodation with generous outside space and the convenience of a ready-to-move-into property.

The accommodation is well arranged throughout, beginning with a welcoming entrance hall that leads through to a bright and comfortable sitting room. A fitted kitchen/dining room provides an ideal space for everyday living, offering ample storage and workspace alongside room for dining and entertaining. A door from the kitchen opens directly onto the rear garden, creating a seamless connection between the indoor and outdoor spaces.

Upstairs, the property offers a selection of well-proportioned bedrooms, providing flexibility for families, guests or those working from home. The accommodation is complemented by a neatly presented shower room.

Further benefits include gas central heating, double glazing and useful built-in storage, contributing to the property's practical appeal.



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Externally, the home continues to impress with off-road parking to the front. To the rear is a standout feature of the property, an enclosed garden extending to **over 100ft in length**, providing an excellent amount of outdoor space.

Predominantly laid to lawn with established planting and a patio area for outdoor seating and entertaining, the garden offers plenty of scope for gardening enthusiasts, families and those who simply enjoy spending time outdoors.

Agent's Note

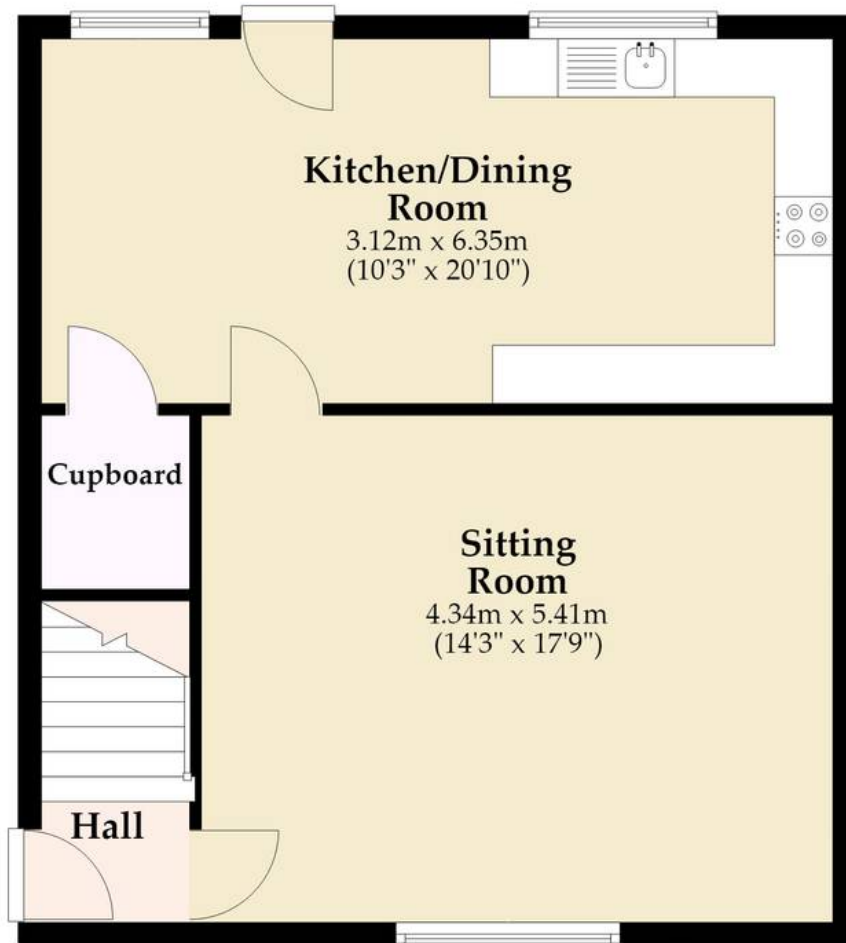
This property will be sold freehold and connected to mains water, electricity, gas and drainage.



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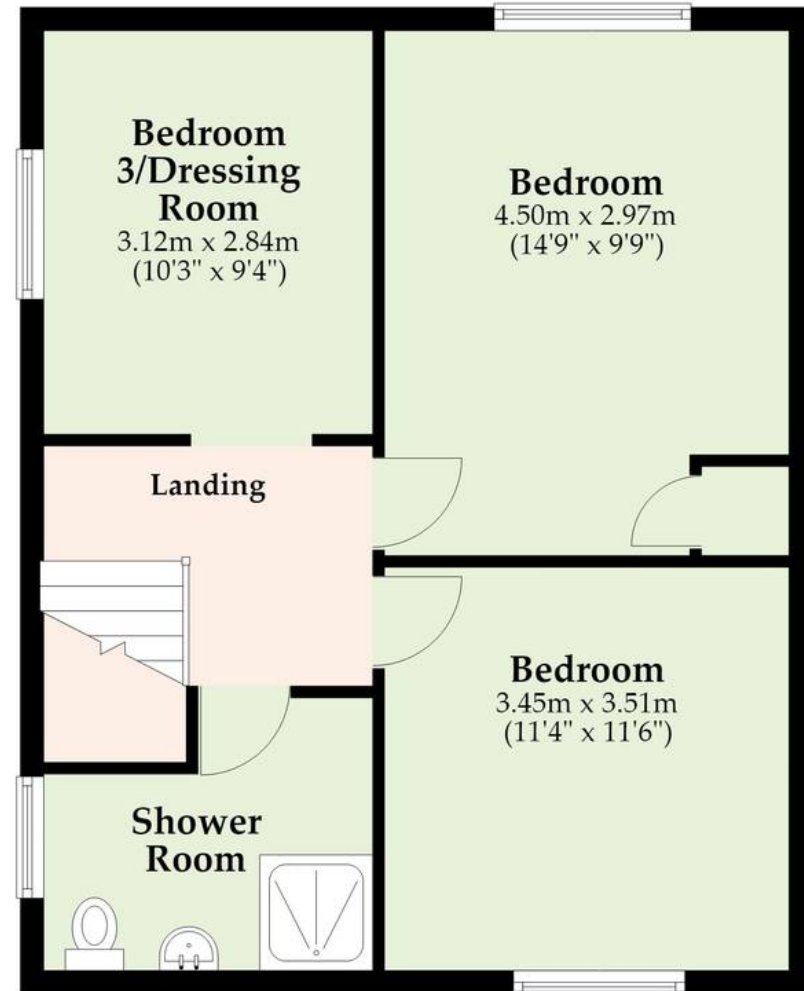
Ground Floor

Approx. 50.0 sq. metres (537.8 sq. feet)



First Floor

Approx. 50.4 sq. metres (542.5 sq. feet)



Total area: approx. 100.4 sq. metres (1080.3 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.

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