



6 White Gates, Norwich

Minors & Brady



6 White Gates

Norwich

A home that immediately feels ready for everyday living, this extended semi-detached property offers the kind of flexibility, comfort and modern practicality that suits a wide range of lifestyles. With its generous kitchen and dining space, light-filled garden room, landscaped south-west facing garden and four off-road parking spaces, it's designed for easy family routines and relaxed entertaining. The ground-floor suite adds valuable annexe potential for multi-generational living, older children, guests or home-working, while upstairs four well-proportioned bedrooms and two stylish bathrooms complete a superb opportunity to enjoy a well-connected Costessey location in a home thoughtfully arranged for today's way of living.



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- Extended semi-detached home located in Costessey, within close proximity to a wide range of amenities
- Easy access to Norwich city centre, the A47, UEA and the Norfolk and Norwich University Hospital
- Flexible ground-floor layout offering annexe potential for multi-generational living or home-working
- Spacious kitchen and dining area with fitted cabinetry, integrated hob and oven, and space for appliances
- Light-filled garden room opening directly to the landscaped south-west facing garden
- Separate utility room providing practical storage and laundry space
- Ground-floor bedroom or family room with private wet room
- Principal bedroom with its own en-suite bathroom
- Additional modern shower room serving the remaining three first-floor bedrooms
- Driveway to the front providing four off-road parking spaces



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The Location

White Gates sits within a well-established pocket of Costessey, offering a setting that feels residential and green while still keeping everyday convenience close at hand. The area is known for its accessible open spaces, with Longwater Lane's playing fields, the Costessey Woods network and the riverside walks around the Wensum all within easy reach, giving the neighbourhood a naturally active, outdoors-friendly feel. Norwich city centre is around ten minutes by car, making it straightforward to reach the cultural, retail and dining options of the city while enjoying a quieter suburban base.

Amenities are strong locally. Longwater Retail Park is the nearest major hub, home to Sainsbury's and Aldi, alongside a wide range of national retailers and cafés. Everyday essentials are covered nearby too, with smaller convenience stores dotted through Old Costessey and New Costessey. Schools are close, including Costessey Primary, St Augustine's Catholic Primary and Ormiston Victory Academy for secondary, all within a short drive.

Transport links are practical, with regular bus services running into Norwich and easy access to the A47 for wider Norfolk travel. The overall lifestyle here is one of straightforward comfort: green surroundings, reliable amenities, quick routes into the city and a neighbourhood that supports both family life and relaxed day-to-day living.



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White Gates

A beautifully extended semi-detached home in Costessey, offering generous living space, flexible accommodation and a layout that suits the rhythm of modern family life.

The main living room sits to the front, a comfortable everyday room that leads through to the kitchen and dining area. Here, fitted wall and base cabinetry is paired with coordinated work surfaces, a stainless-steel sink and drainer, integrated hob and oven, and space for a fridge-freezer and dishwasher. It is a practical and welcoming setting for family meals and relaxed entertaining.

Beyond this, the garden room draws in natural light and opens directly to the rear garden, creating an easy connection between indoors and outdoors. A separate utility room provides additional storage and space for laundry appliances.

The ground-floor bedroom or family room offers genuine annexe potential, complete with its own wet room fitted with a walk-in shower, WC, hand basin and heated towel rail. This private suite lends itself perfectly to independent living, guest accommodation or a generous workspace.



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Upstairs, four well-proportioned bedrooms sit off the landing. The principal bedroom benefits from its own en-suite bathroom, fitted with a panelled bath with shower over, WC and hand basin. A modern shower room serves the remaining bedrooms, featuring a shower enclosure, WC, hand basin and heated towel rail.

Outside, the sunny south-west facing garden has been landscaped for low-maintenance enjoyment, with tiered areas, established planting and a practical garden shed. It offers a pleasant backdrop for outdoor dining, children's play or quiet afternoons at home.

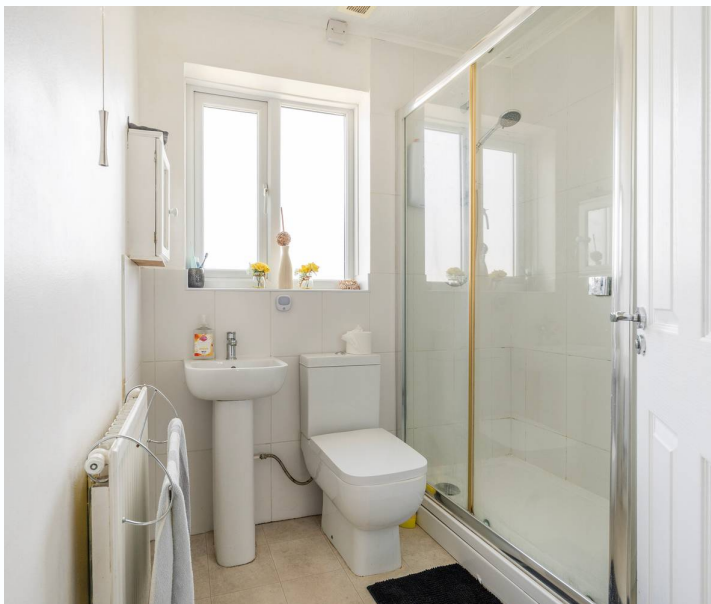
To the front, the driveway provides four off-road parking spaces.

This is a superb home for buyers seeking space, flexibility and a well-connected location, brought together in a property that is ready to move into and enjoy.

Agents Notes

Freehold.

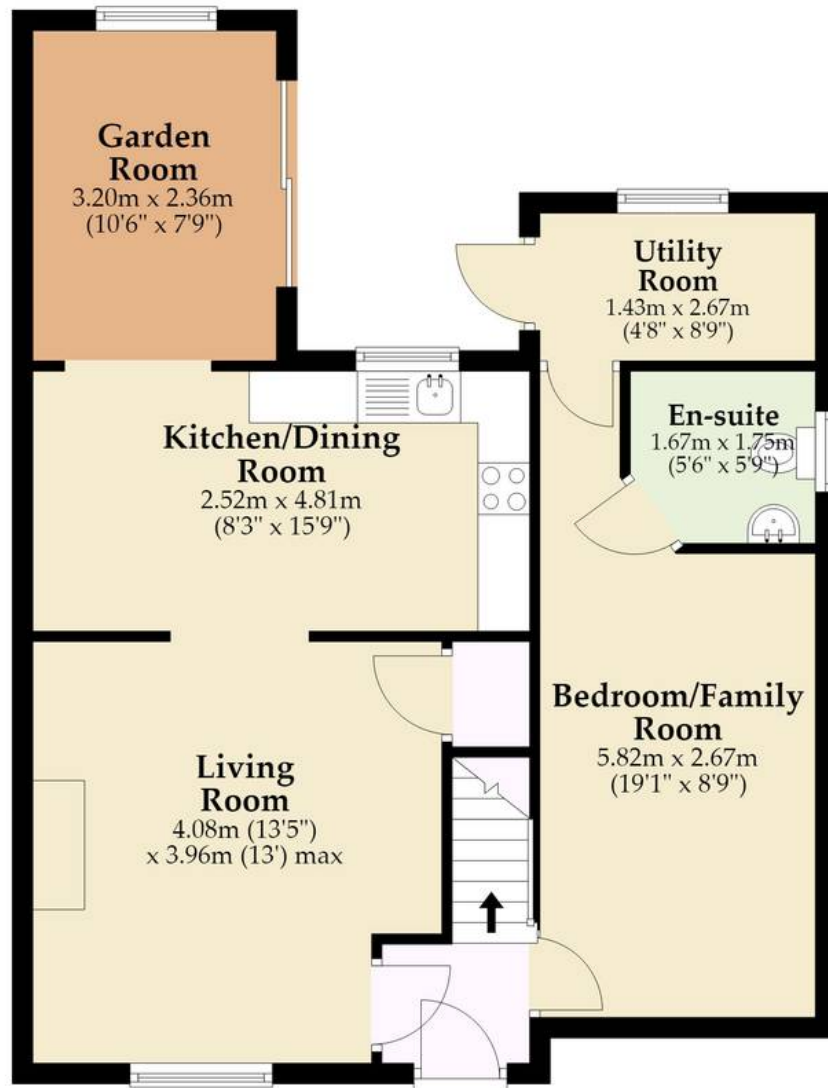
Connected to mains water, electricity, gas and drainage.



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Ground Floor

Approx. 61.4 sq. metres (660.8 sq. feet)



First Floor

Approx. 53.0 sq. metres (570.8 sq. feet)



Total area: approx. 114.4 sq. metres (1231.6 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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