62 Middletons Lane, Norwich

Guide Price **£450,000 - £475,000**

62 Middletons Lane

Norwich

This exquisite detached residence promises a lifestyle of sophistication and comfort for those seeking the epitome of family living. Sitting in a desirable location, ensuring close proximity to all local amenities and natural surroundings. With its prime location, impeccable presentation, and thoughtful design elements, this residence is awaiting its new owners to create lasting memories in a distinguished setting.

LOCATION

Nestled in the desirable neighbourhood, this property enjoys an ideal location with excellent connectivity. A short drive away, you'll find easy access to the city centre of Norwich, offering a plethora of cultural, dining and entertainment options. Moreover, this location provides convenient access to the airport, making travel a breeze. Also boasting a great location within a highly regarded school catchment area. This makes it an ideal choice for families with children, ensuring that quality education options are easily accessible. For everyday needs and shopping convenience, residents have nearby amenities at their fingertips, including an Asda and Tesco, ensuring that groceries and essentials are always within easy reach.

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Upon arrival is a delightful first impression to this exceptional family home, which continues to impress throughout. There is gated access to a large shingle driveway providing off-road parking for all family members and visitors, whilst the garage offers secure parking or storage options.

Upon entering the property, you are greeted by a bright and welcoming entrance hall. The open-plan sitting/dining room immediately captures your attention with its warm ambience, accentuated by the charming log burner. This layout creates an effortless flow between living space, perfect for hosting occasions or everyday family living. The presence of a garden room extends the living space, allowing you to enjoy the outdoors within the comfort of your own home.

At the heart of the home lies an incredible kitchen/breakfast room, well-equipped with high quality fixtures and fittings, including integrated appliances, ample storage space and a breakfast bar unit. Complemented by a versatile lobby, that is perfect for your additional storage and laundry essentials.

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Across both floors you will find four bedrooms, each designed to offer relaxation and privacy. The ground floor bedroom flaunts a dressing room, adding a luxury yet convenient touch. A bathroom and shower room both comprises of a modern three piece suite, accommodating all family members in the household.

Stepping outside, a beautifully maintained garden awaits, fully enclosed to ensure privacy and tranquility. It is primarily laid to lawn, bordered by a wide range of colourful plants and shrubbery. This outdoor space provides a peaceful retreat, ideal for al fresco dining, gardening, or simply basking in the fresh air.

Conveniently situated in close proximity to all local amenities and natural surroundings, residents will enjoy easy access to shops, schools, parks, and recreational facilities. The property's location provides a perfect balance between urban convenience and rural tranquility, catering to the diverse needs of modern families.

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AGENTS NOTES

We understand that this property is freehold.

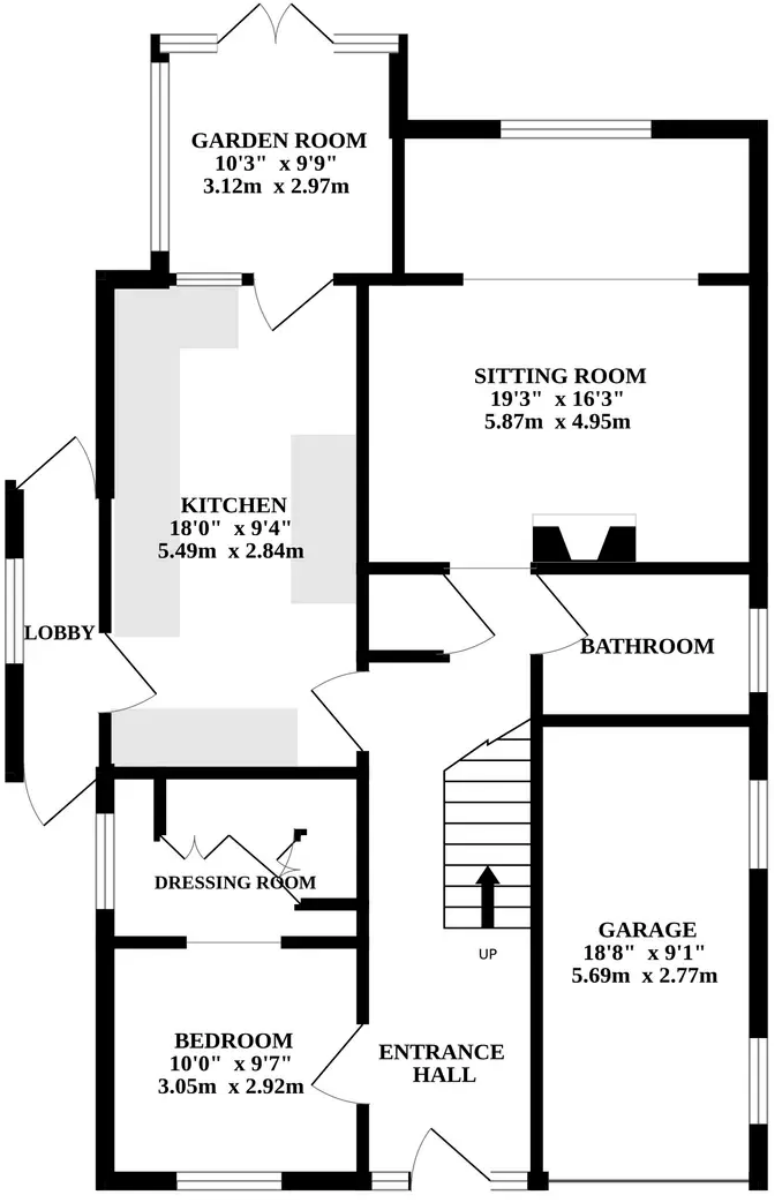
Connected to mains water, electricity, gas and drainage.

Heating system - Gas

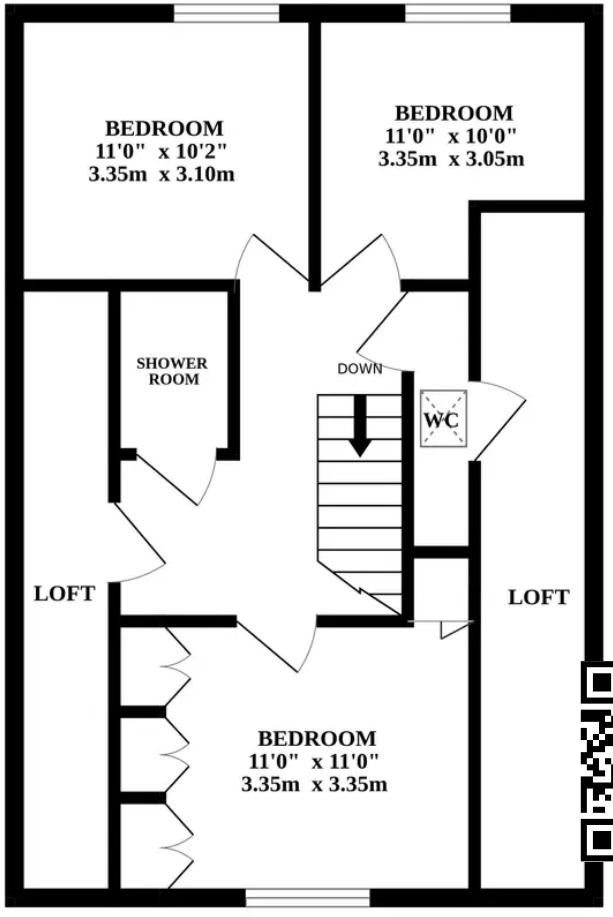
Council Tax Band: D

- EXQUISITE DETACHED RESIDENCE
- PERFECT FOR FAMILY LIVING TO ACCOMMODATE A BUSY LIFESTYLE
- PRESENTED TO A HIGH STANDARD THROUGHOUT
- OPEN-PLAN SITTING/DINING ROOM - FILLED WITH NATURAL LIGHT
- WELL-EQUIPPED KITCHEN/BREAKFAST ROOM
- GARDEN ROOM OFFERING WONDERFUL VIEWS OF THE EXTERIOR
- FOUR BEDROOMS, SHOWER ROOM & A BATHROOM
- BEAUTIFULLY MAINTAINED GARDEN - FULLY ENCLOSED
- LARGE DRIVEWAY PROVIDING OFF-ROAD PARKING AND A GARAGE
- IN CLOSE PROXIMITY TO ALL LOCAL AMENITIES AND NATURAL SURROUNDINGS

GROUND FLOOR



1ST FLOOR



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.
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