



16 Birkbeck Road, Norwich

Minors & Brady



16 Birkbeck Road

Norwich

An exciting opportunity to acquire a spacious three-bedroom home in a well-connected south Norwich location. Offering bright and versatile accommodation throughout, the property is ideally suited to first-time buyers, families and investors alike. A generous lounge/dining room provides the perfect setting for everyday living, while the sizeable rear garden creates excellent space for outdoor enjoyment and future potential. Three well-proportioned bedrooms ensure flexibility for growing households, home working or guest accommodation. The property further benefits from off-road parking, double glazing and gas central heating. For inspiration, selected marketing images have been AI staged to help showcase the home's potential and possibilities.

- Three-bedroom semi-detached home in a popular south Norwich setting
- Generous rear garden offering excellent outdoor space and future potential
- Bright and versatile open-plan lounge and dining area
- Private driveway providing valuable off-road parking
- Well-connected location with easy access to the city centre
- Conveniently positioned close to shops, supermarkets and everyday amenities
- Excellent transport links including the A47 and Norwich Railway Station
- Flexible accommodation suited to first-time buyers, families and investors
- Gas central heating and double glazing throughout
- Marketing images enhanced with AI staging to showcase the home's potential







16 Birkbeck Road

Norwich

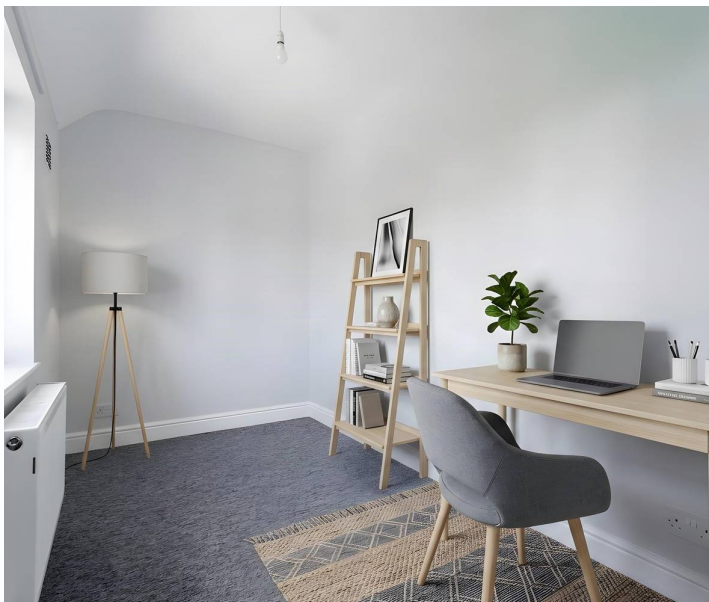
Birkbeck Road, Norwich

Situated within the popular south side of Norwich, this three-bedroom semi-detached home presents an excellent opportunity for first-time buyers, growing families and investors alike. Offering a generous rear garden, ample off-road parking and well-proportioned accommodation throughout, the property combines practicality with exciting potential for a new owner to make it their own.

A welcoming entrance hall provides access to the main living spaces and sets the tone for the accommodation beyond. The lounge and dining area forms the heart of the home, providing a bright and versatile living environment that can comfortably accommodate both relaxing and entertaining. Natural light flows through the room, while direct access to the garden creates an easy connection between indoor and outdoor living during the warmer months.

The kitchen is thoughtfully arranged with fitted cabinetry, ample work surfaces and space for essential appliances, providing a practical setting for everyday cooking and dining. Positioned adjacent to the main living accommodation, it offers both convenience and functionality for modern lifestyles.

Completing the ground floor is the family bathroom, fitted with a bath and shower arrangement to cater for the needs of the household.



M&B



16 Birkbeck Road

Norwich

The first floor hosts three well-proportioned bedrooms, each offering flexibility to suit a range of requirements. Whether utilised as comfortable sleeping accommodation, a home office, nursery or hobby room, the layout lends itself well to changing family needs and modern ways of living.

Outside, the property continues to impress with a substantial rear garden, predominantly laid to lawn and enclosed by a combination of fencing, walling and established boundaries. The space offers excellent potential for gardening enthusiasts, outdoor entertaining or family enjoyment, while also providing a degree of privacy. To the front, a private driveway supplies valuable off-road parking.

The property benefits from gas central heating and double glazing, adding comfort and efficiency throughout the seasons.

For marketing purposes, some of the photography has been AI staged to help illustrate the potential layout and use of certain rooms. Buyers are encouraged to view the property in person to fully appreciate the space and opportunities on offer.

Agent's Note

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



M&B

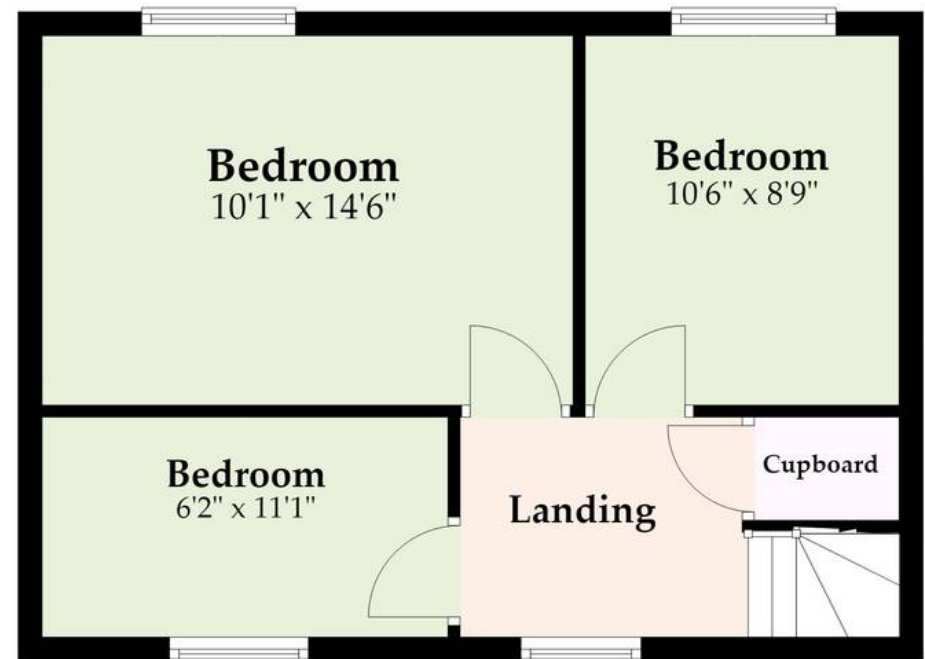
Ground Floor

Approx. 383.6 sq. feet



First Floor

Approx. 391.3 sq. feet



Total area: approx. 774.9 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 *Liam*
Branch Manager



Meet *Nagilla*
Aftersales Team Leader



Meet *Tristan*
Senior Property Lister

Minors & Brady
Your home, our market

 norwich@minorsandbrady.co.uk

 01603 365085

 107 Unthank Road, Norwich, NR2 2PE

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