



14 Kabin Road, Norwich

Minors & Brady



14 Kabin Road

Norwich

A beautifully renovated chalet bungalow offering flexible living space, three double bedrooms and no onward chain. Thoughtfully improved in recent years, the property combines modern finishes with generous proportions, making it ideal for families, professionals and downsizers alike. A superb 20ft lounge/dining room with bi-fold doors creates a bright and sociable heart to the home, complemented by a contemporary refitted kitchen. The versatile layout includes a ground floor bedroom, study, family bathroom and two further double bedrooms upstairs alongside a stylish shower room. Outside, the property benefits from a garage, driveway parking and a private enclosed garden, all within the popular suburb of Costessey.

- Beautifully renovated semi-detached chalet bungalow offered with no chain
- Three generous double bedrooms arranged across two spacious floors
- Impressive 20ft lounge/dining room with bi-fold garden doors
- Contemporary refitted kitchen designed for modern everyday living
- Flexible study ideal for home working or hobby space
- Modern ground floor bathroom serving the principal accommodation
- Stylish first floor shower room complementing the upstairs bedrooms
- Replacement roof, rewiring and double glazing completed previously
- Private enclosed rear garden ideal for relaxing and entertaining
- Garage and driveway parking providing excellent practicality and storage





14 Kabin Road

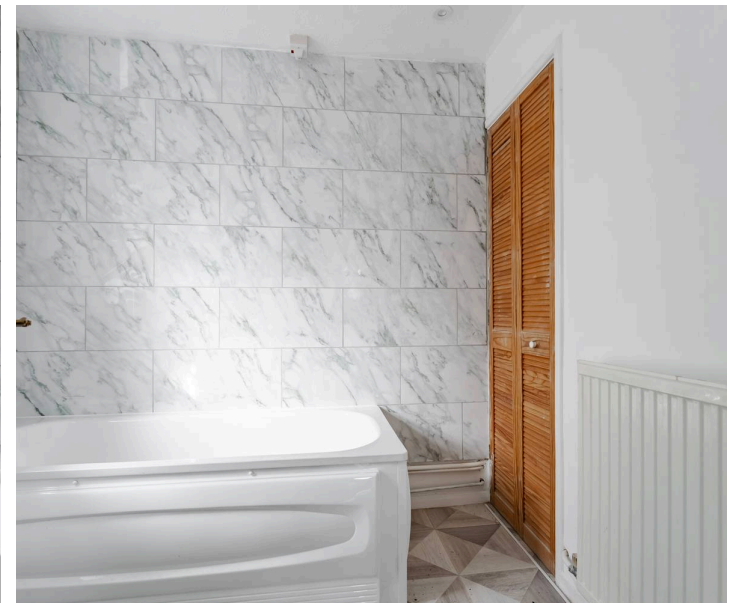
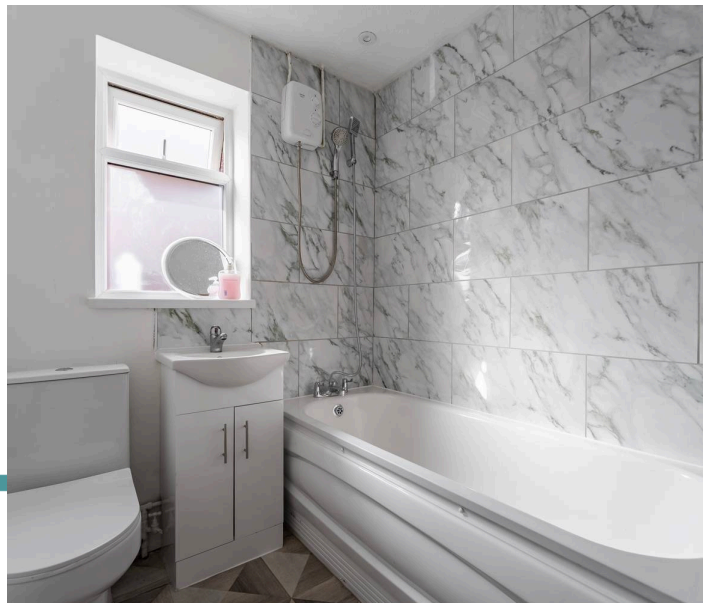
Norwich

The Location

Costessey continues to be one of Norwich's most popular residential locations, offering the perfect balance between everyday convenience and excellent transport connections. Kabin Road enjoys a well-connected position within the area, with a range of local amenities close at hand, including a Co-op convenience store for day-to-day essentials and nearby schools catering for all ages. The property also benefits from easy access to Longwater Retail Park, home to a wide selection of well-known retailers including Sainsbury's, M&S Foodhall, The Range, Costa and other household names, making shopping and leisure particularly convenient.

For commuters, the location is exceptionally well placed. Regular bus services operate into Norwich City Centre, providing a straightforward route into the heart of the city, whilst the nearby A47 offers excellent road links across Norfolk and beyond. This accessibility makes the area particularly appealing for professionals and families alike, combining suburban living with practical connectivity.

The wider area is well served by green spaces, leisure facilities and everyday amenities, ensuring residents have everything they need within easy reach. Norwich City Centre is only a short journey away and offers an extensive range of independent shops, restaurants, cafés, entertainment venues and cultural attractions. Whether you are looking for convenient amenities, strong transport links or access to outdoor space, Costessey remains a highly desirable place to call home.



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14 Kabin Road

Norwich

Kabin Road, Norwich

Occupying a convenient position within the popular suburb of Costessey, this spacious semi-detached chalet bungalow has been thoughtfully renovated in recent years to create a stylish and versatile home, ideal for a range of buyers. Offered with no onward chain, the property combines generous living accommodation with modern finishes, practical outdoor space and excellent access to local amenities.

The accommodation is well arranged and immediately feels bright and welcoming. At the heart of the home is an impressive lounge/dining room extending to approximately 20ft in length, providing an excellent space for both everyday living and entertaining. Bi-fold doors open directly onto the rear garden, allowing natural light to pour in whilst creating a seamless connection between the indoor and outdoor spaces.

Open to the living area, the kitchen has been tastefully refitted and provides a contemporary range of units, ample work surface space and a practical layout suited to modern lifestyles. The design creates a sociable environment, making it equally suitable for family life and hosting guests.



M&B



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The flexibility of the accommodation is one of the property's standout features. The ground floor offers a generous double bedroom alongside a separate study, which could lend itself to a variety of uses including home working, hobbies or occasional guest accommodation. A well-appointed bathroom serves the ground floor.

To the first floor are two further double bedrooms, both offering comfortable proportions and excellent natural light. These rooms are complemented by a stylish shower room which has also been updated in recent years, providing additional convenience for modern family living.

Outside, the property continues to impress. To the front, a driveway provides off-road parking and access to the garage, whilst the enclosed rear garden offers a private outdoor space to relax, entertain and enjoy the warmer months.

The property has benefited from significant improvement works over recent years, including replacement double glazing, rewiring and a replacement roof, giving buyers added confidence and creating a home that is ready to enjoy from day one.

Agent's Note

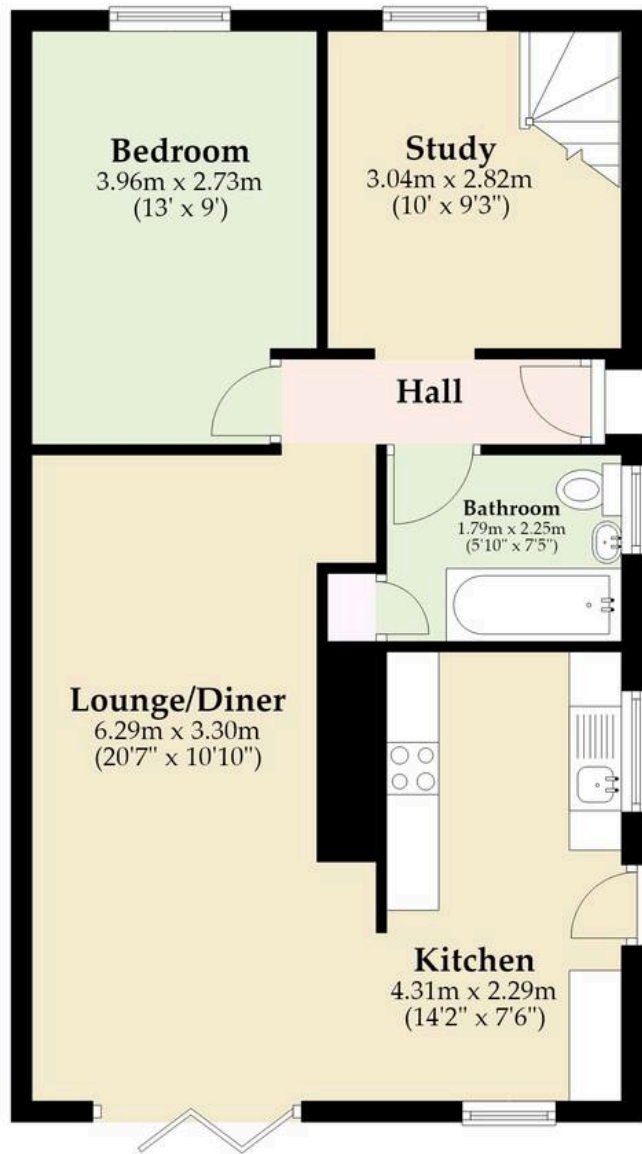
This property will be sold freehold and connected to mains water, electricity, gas and drainage.



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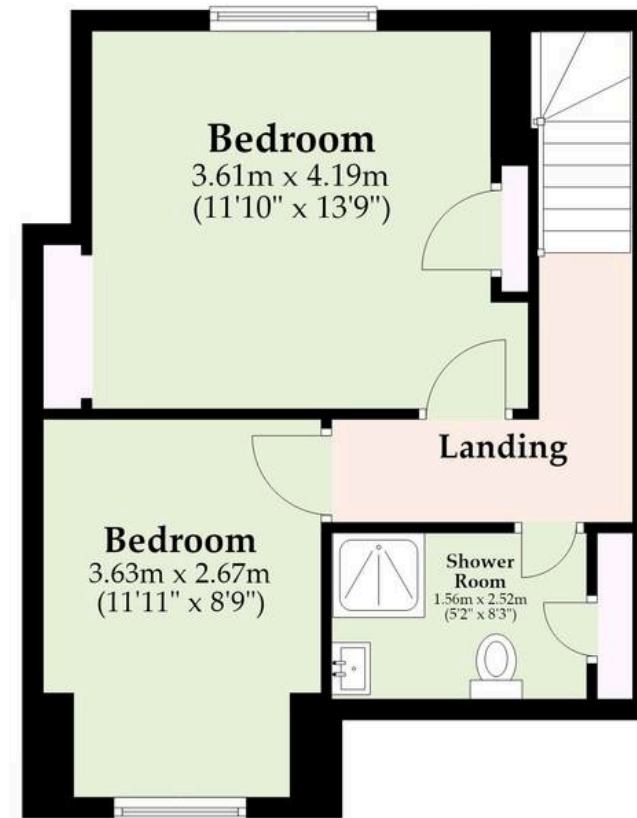
Ground Floor

Approx. 57.7 sq. metres (621.2 sq. feet)



First Floor

Approx. 30.6 sq. metres (329.3 sq. feet)
(excluding Landing)



Total area: approx. 88.3 sq. metres (950.5 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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