

30 Nightingale Drive, Taverham

Minors & Brady

30 Nightingale Drive

Taverham, Norwich

Family living at its finest, with excellent local amenities, schooling and green open spaces all within walking distance, this impressive detached home enjoys a prime position within one of Taverham's most sought-after residential locations. Offering four well-proportioned bedrooms, multiple reception spaces and a dedicated home office, the property has been thoughtfully arranged to meet the demands of modern family life. The heart of the home is a superb open-plan kitchen and dining area, complemented by a generous conservatory overlooking the enclosed rear garden. With highly regarded schools, leisure facilities, everyday amenities and scenic walking routes close at hand, this is an ideal setting for families seeking both convenience and lifestyle. Further benefits include ample parking, a garage and flexible living accommodation throughout, creating a home that perfectly balances comfort, practicality and space.

- Spacious four-bedroom detached family home in a sought-after Taverham setting
- Superb open-plan kitchen and dining area, ideal for modern family living
- Generous conservatory overlooking the private rear garden
- Bright and welcoming sitting room, perfect for relaxing and entertaining
- Dedicated home office/study, ideal for remote working or hobbies
- Useful utility room, ground floor cloakroom and integral garage
- Principal bedroom with built-in wardrobes and excellent storage
- Enclosed rear garden featuring a patio terrace and well-maintained lawn
- Gravel driveway providing ample off-road parking for multiple vehicles
- Within walking distance of schools, amenities, leisure facilities and countryside walks

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The Location

Nightingale Drive, Taverham enjoys an enviable position within one of Norwich's most sought-after suburban communities, combining excellent local amenities with an abundance of green open space. Perfectly suited to families, professionals and retirees alike, the property is situated within easy walking distance of a wide range of everyday conveniences, leisure facilities and well-regarded schools.

One of the standout features of this location is its exceptional access to education. Families will appreciate being within walking distance of Nightingale Nursery, Taverham Junior School and Taverham High School, with convenient pedestrian routes and cut-through pathways making the school run simple and stress-free. For those seeking independent education, the highly regarded Langley Preparatory School at Taverham Hall is also conveniently close by. The result is a location that offers schooling options for children of all ages, many of which can be reached on foot.

Outdoor enthusiasts are particularly well catered for. A local park can be reached within just a few minutes' walk, providing open recreational space for children and families. The surrounding area is rich in countryside walks and green spaces, with nearby pathways leading through attractive landscapes where, during the appropriate seasons, residents can often enjoy the sight of grazing Highland cattle. The popular Marriott's Way is also easily accessible, offering miles of walking, cycling and outdoor pursuits through the Norfolk countryside.

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For sport and leisure, the property enjoys close proximity to the highly regarded Wensum Valley Hotel, Golf & Country Club, providing golf, gym and leisure facilities nearby, while the increasingly popular PACE Padel Club is also within easy walking distance for those seeking a more modern racquet sport experience.

Day-to-day convenience is another major benefit of the location. Local doctor's surgeries are just a short walk away, while regular bus services provide straightforward connections into Norwich city centre, with journeys typically taking around 25 minutes. Residents can also take advantage of the nearby library, village hall and local church, all of which host a variety of community events throughout the year, contributing to Taverham's strong sense of community spirit.

Connectivity is excellent, with the Northern Distributor Road (NDR) easily accessible from the property. This key transport link provides efficient routes around Norwich and convenient access to major roads serving Norfolk's towns, villages and coastline, making commuting and travelling across the county particularly straightforward.

A comprehensive range of shopping facilities can be found close by, including Tesco Express stores for everyday essentials, a larger Tesco Superstore, Lidl, independent retailers and a variety of popular takeaways and eateries. The well-known Taverham Nursery Centre and Garden Centre is also nearby, offering everything from gardening supplies to cafés and homeware.

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Positioned within the sought-after village of Taverham, this spacious four-bedroom detached home has been thoughtfully improved to create a versatile and practical layout perfectly suited to modern family living. Offering generous accommodation throughout, the property enjoys a convenient setting close to local amenities, schools and everyday services.

The ground floor is arranged around a welcoming entrance hall and provides a comfortable balance of living and entertaining space. A bright sitting room offers an inviting place to relax, while the heart of the home is an impressive open-plan kitchen and dining area, designed with both practicality and sociability in mind. Fitted with contemporary units, quality work surfaces and integrated appliances, the kitchen flows seamlessly into the dining space, creating an excellent environment for family meals and gatherings. Beyond, a large conservatory extends the living accommodation and enjoys pleasant views over the garden, with direct access outside through French doors.

Further enhancing the flexibility of the ground floor is a dedicated home office, offering an ideal space for remote working, studying or a variety of additional uses. A useful utility room, ground floor cloakroom and access to the garage complete the accommodation on this level.

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Upstairs, four well-proportioned bedrooms are arranged around the landing, including a spacious principal bedroom with built-in wardrobes. The remaining bedrooms provide comfortable accommodation for family members or guests and are served by a stylish family bathroom fitted with a modern suite.

Externally, the property benefits from off-road parking for several vehicles via a gravel driveway to the front. The fully enclosed rear garden has been designed to offer both enjoyment and practicality, featuring a generous patio terrace ideal for outdoor dining and entertaining, alongside a lawned area complemented by established trees and planting.

Agent's Note

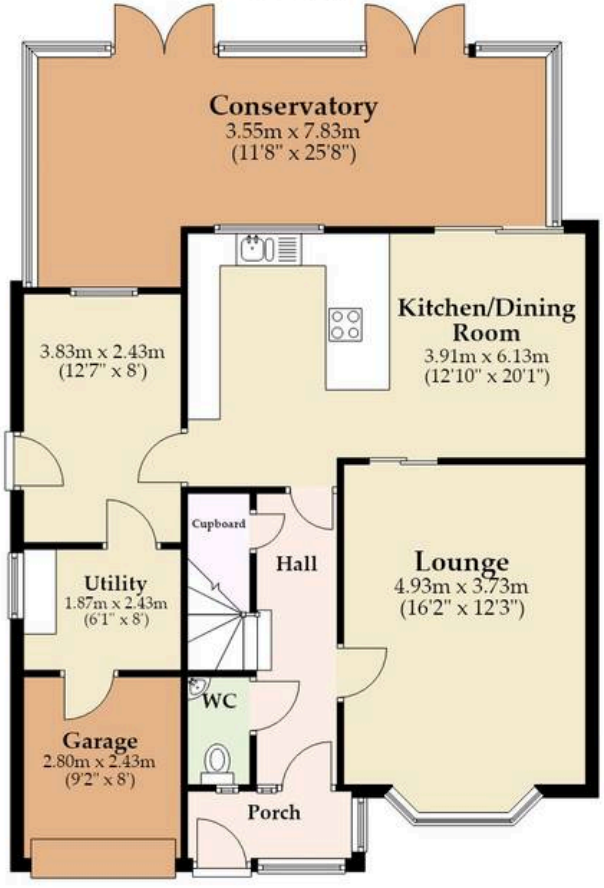
This property will be sold freehold and connected to mains water, electricity, gas and drainage.

Please note that the side passageway is subject to shared access rights in favour of the neighbouring property, allowing access for maintenance and repair purposes when required. The current arrangement is understood to operate amicably, with neighbours providing advance notice before access is needed.

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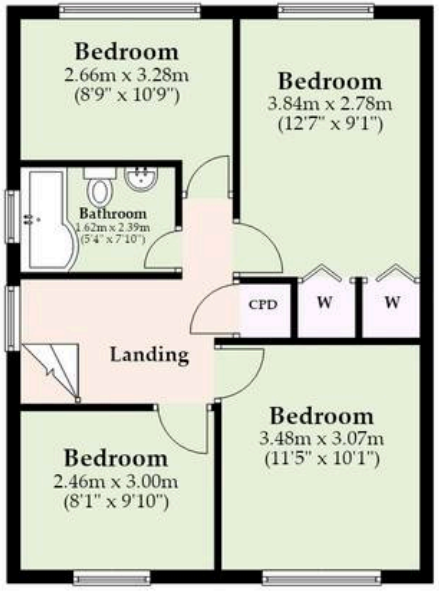
Ground Floor

Approx. 93.3 sq. metres (1004.2 sq. feet)
(excluding Garage)



First Floor

Approx. 51.9 sq. metres (559.1 sq. feet)



Total area: approx. 145.2 sq. metres (1563.3 sq. feet)

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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Dreaming of this home?
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Branch Partner



Meet *Daryl*
Listings Manager



Meet *Adelaide*
Senior Property Consultant

Minors & Brady

Your home, our market

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