

21a Church Close, Chedgrave

Minors & Brady

21a Church Close

Chedgrave, Norwich

A rare opportunity to enjoy riverside views, exceptional space and a peaceful Chedgrave setting, all from an individually designed five-bedroom family home. Occupying a generous plot within a sought-after cul-de-sac in Chedgrave, this impressive detached residence offers over 2,000 sq ft of versatile accommodation, complete with extensive parking, an integral garage and no onward chain. Beautifully maintained throughout, the property features bright and spacious reception rooms, five well-proportioned bedrooms and a superb principal suite with en-suite facilities and a private balcony overlooking the surrounding area towards the River Chet. Outside, a substantial garden provides excellent privacy and space for family life, entertaining and enjoying the picturesque setting. Combining village charm, river views and fantastic family accommodation, this is a truly special home that must be viewed to be fully appreciated.

- Individually designed detached family home occupying a generous plot in a sought-after Chedgrave cul-de-sac
- Five well-proportioned bedrooms, including a principal suite with en-suite facilities and private balcony
- Views towards the River Chet, enjoying a picturesque Broadland setting close to riverside walks
- Spacious 24ft lounge complemented by a bright conservatory overlooking the garden
- Separate dining room and well-appointed kitchen providing excellent space for family living and entertaining
- Large mature rear garden offering privacy, outdoor entertaining space and room for families to enjoy
- Extensive off-road parking and a substantial integral double garage with excellent storage and workshop potential

M&B









21a Church Close

Chedgrave, Norwich

The Location

Church Close is a quiet residential cul-de-sac situated in the village of Chedgrave, Norfolk. The village lies adjacent to the market town of Loddon, allowing residents to enjoy a peaceful setting while remaining close to a range of everyday amenities. Within the local area are convenience stores, a post office, cafés, and other independent businesses catering to daily needs.

Families are served by nearby educational facilities, including Chedgrave Primary School and Loddon High School, both within easy reach. Healthcare services are also available locally, with a GP surgery, pharmacy, and dental practice situated in and around Loddon.

The area benefits from regular bus services connecting residents to Norwich, Beccles, and surrounding villages, while the nearby A146 provides a convenient road link towards Norwich and the Suffolk coast. Chedgrave and Loddon are well known for their attractive riverside setting along the River Chet, offering opportunities for walking, cycling, and enjoying the surrounding countryside. The combination of village charm, practical amenities, and access to open green spaces makes Church Close a desirable location for a wide range of buyers.

M&B















21a Church Close

Chedgrave, Norwich

Church Close, Chedgrave

Occupying a generous plot within a peaceful cul-de-sac setting in the sought-after Broadland village of Chedgrave, this individually designed detached residence presents a rare opportunity to acquire a substantial family home with river views, extensive parking and no onward chain. Having been lovingly maintained by the current owners, the property combines spacious accommodation with warm brick and timber accents throughout, creating an inviting home that is perfectly suited to modern family life.

The accommodation is centred around a welcoming entrance hall, leading into a spacious lounge extending to almost 24ft in length. This impressive reception room offers excellent space for relaxing and entertaining, whilst enjoying pleasant views across the garden.

Double doors connect the lounge to a bright conservatory, providing an additional reception area and a wonderful space to enjoy the surrounding outlook throughout the seasons.

The kitchen sits at the heart of the home and offers ample preparation and storage space, while the separate dining room provides the perfect setting for formal dining, family gatherings and entertaining guests.

The ground floor is further complemented by a practical shower room and direct access to the substantial integral garage, which offers excellent storage, workshop potential or scope for a variety of uses subject to requirements.

M&B









21a Church Close

Chedgrave, Norwich

To the first floor, the property continues to impress with five well-proportioned bedrooms arranged around a central landing. The principal bedroom benefits from an en-suite shower room and enjoys access to a private balcony, creating a peaceful spot from which to appreciate the attractive surroundings and views towards the River Chet. Four further bedrooms provide excellent flexibility for growing families, visiting guests, home working or hobby rooms, all served by a spacious family bathroom.

Outside, the property enjoys a particularly appealing plot with a large lawned garden that offers excellent privacy and plenty of space for children, pets and outdoor entertaining. A generous driveway provides extensive off-road parking for multiple vehicles and leads to the integral garage. The outdoor space complements the property beautifully, making it equally impressive both inside and out.

Offering over 2,000 sq ft of accommodation including the garage, generous living spaces, five bedrooms, river views, a balcony, large gardens, ample parking and the advantage of being offered with no onward chain, this is a truly must-see home that can only be fully appreciated by an internal viewing.

Agent's Note

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

M&B





Total area: approx. 191.6 sq. metres (2062.7 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.

M&B


TOPLIGHT
21A

Dreaming of this home?
Let's make it a *reality.*



Meet *Liam*
Branch Manager



Meet *Connie*
Senior Property Consultant



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



Norfolk Mortgages.

Residential | Buy-to-Let | Protection

How we can support:

- ✓ Residential Mortgages
- ✓ Protection and Insurance
- ✓ Buy-to-Let (Personal and Limited Company



Matt Waters
Director and Principal



Victoria Payne
Mortgage and Protection Adviser

Offering you quick and professional mortgage advice, every step of the way.

T: 01603 210378
E: enquiries@norfolk-mortgages.co.uk
W: www.norfolk-mortgages.co.uk