



2 Red Admiral Way, Rackheath

In Excess of £595,000

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websters.





## 2 Red Admiral Way

Rackheath, Norwich

This stunning Georgian-inspired five-bedroom detached home combines timeless elegance with modern comfort. Inside, 9-foot ceilings and tall sash windows flood the interiors with natural light. The open-plan kitchen/diner, featuring granite worktops, premium AEG appliances, and bi-fold doors, seamlessly connects to a south-facing garden, perfect for entertaining. Two stylish reception rooms with Karndean flooring offer versatile living spaces, complemented by a utility room and ground floor WC. A double garage and generous off-road parking add rare practicality.

Outdoors, enjoy a beautifully landscaped garden with a lawn, patio, and decking for al fresco dining in complete privacy. With no overlooking neighbours and ample parking, this property offers peace, seclusion, and luxury living at its finest. A true gem that blends elegance, space, and convenience—don't miss this exceptional opportunity.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B



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### Entrance hallway

A welcoming entrance hall that sets the tone for the rest of this stunning property. The space boasts stylish Karndean flooring and a radiator, offering both warmth and elegance. This inviting area flows effortlessly into the rest of the home, enhancing the sense of openness and comfort throughout.

### Kitchen/diner

20' 9" x 14' 9" (6.32m x 4.50m)

A truly breath-taking open-plan living and entertaining area, beautifully designed with a striking kitchen island at its centre. The modern, fully fitted kitchen is expertly crafted with granite work tops providing the ideal setting for entertaining guests. It features underfloor heating, radiators, a full-length integrated fridge, separate integrated freezer, built-in cooker, integrated dishwasher, and a spacious sink—everything you need for a functional yet stylish cooking experience. A door at the rear provides easy access to the outdoor space, seamlessly blending the indoor living area with the garden. Convenient access to the utility room completes this perfect entertaining hub.

### Utility room

8' 1" x 6' 0" (2.46m x 1.83m)

The space features stylish Karndean flooring and underfloor heating, adding warmth and elegance. A door to the side offers convenient access, while the utility area includes a washing machine and sink, ensuring practicality and ease for everyday tasks.

### Living room

22' 2" x 11' 10" (6.76m x 3.61m)

A truly magnificent main reception room, bathed in natural daylight from the windows to the rear. The focal point of the room is a wood burner, offering both warmth and aesthetic charm. This spacious area creates an inviting atmosphere, ideal for family gatherings or relaxation. There is also an entrance leading into the kitchen/diner, enhancing the flow of the space.







### **Study**

12' 3" x 10' 10" (3.73m x 3.30m)

A study featuring sash windows to the front, allowing plenty of natural light, and stylish Karndean flooring that adds warmth and character to the space.

### **Landing**

Fitted with carpet, entrance to all rooms on this floor.

### **Principle bedroom**

12' 7" x 11' 2" (3.84m x 3.40m)

The master bedroom is flooded with natural light through a sash window overlooking the front garden. Laid with carpet, the room offers ample wardrobe space and is tastefully decorated throughout. This spacious bedroom comfortably accommodates a king-sized bed and features doors leading to the en-suite, providing both privacy and convenience.

### **En-suite**

The en-suite is equipped with a shower, toilet, and sink basin, and features vinyl flooring

### **Bedroom 2**

11' 10" x 10' 11" (3.61m x 3.33m)

A double bedroom, laid with carpet, radiator and a sash window to the front aspect.

### **Bedroom 3**

11' 10" x 10' 11" (3.61m x 3.33m)

A double bedroom, laid with carpet, radiator and window to the rear aspect.

### **Bedroom 4**

12' 0" x 9' 10" (3.66m x 3.00m)

A double bedroom, laid with carpet, radiator and a window the the rear aspect.

### **Bedroom 5**

9' 10" x 8' 5" (3.00m x 2.57m)

Laid with carpet, radiator and a window to rear offering a cosy and comfortable space.



## GARDEN

Step into a tranquil oasis as you enter the south-facing garden, where a beautifully landscaped lawn stretches out, offering both space and serenity. This private outdoor haven features a stunning patio and spacious decking area—ideal for al fresco dining, summer barbecues, or simply unwinding in the sunshine. With no neighbors overlooking the property, you'll enjoy an unparalleled sense of seclusion and peace. The property ensures that parking is never a concern, with ample off-road space for multiple vehicles, in addition to a convenient double garage that offers both secure storage and easy access. This is more than just a home—it's a lifestyle, offering the perfect balance of relaxation, privacy, and practicality. Whether you're hosting guests or enjoying quiet moments, this space provides everything you need for comfort and enjoyment.

## DOUBLE GARAGE

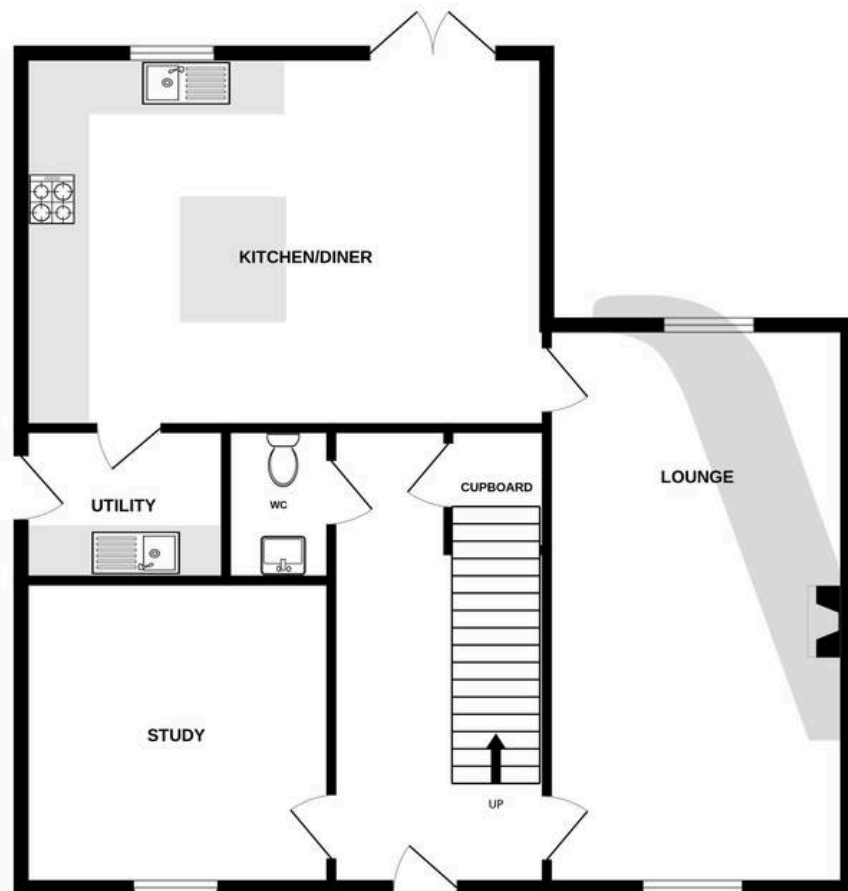
6 Parking Spaces

Double garage with ample off road parking.

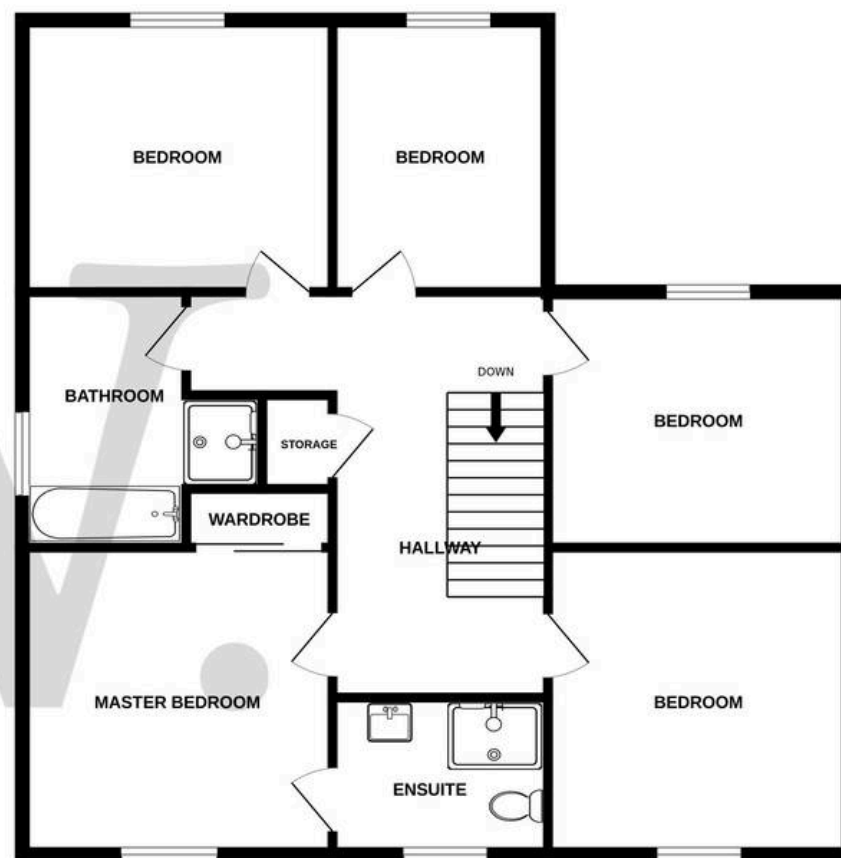




GROUND FLOOR  
939 sq.ft. (87.3 sq.m.) approx.



1ST FLOOR  
943 sq.ft. (87.6 sq.m.) approx.



TOTAL FLOOR AREA : 1882 sq.ft. (174.9 sq.m.) approx.

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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