



**18 Saracen Road, Norwich**

Guide Price **£325,000**

**websters.**



## 18 Saracen Road

Norwich

This beautifully presented and significantly improved three-bedroom chalet bungalow offers a rare opportunity to acquire a truly turnkey home, finished to a high standard throughout and thoughtfully extended to create versatile, modern living accommodation suited to a range of lifestyles.

The property is centred around a stunning newly fitted kitchen, designed in a contemporary grey finish and complemented by a range of high-quality integrated appliances. The main living area provides a warm and inviting atmosphere, enhanced by an attractive wood-burning stove which serves as a striking focal point to the room.

A key feature of the home is the exceptional sense of quality throughout, with new Karndean flooring laid across the majority of the property, delivering a durable yet elegant finish that seamlessly ties the interiors together. Comfort and efficiency are further enhanced by a newly installed boiler, gas-fired central heating, and double glazing throughout.





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The accommodation comprises three well-proportioned bedrooms, including one on the ground floor and two on the first floor, offering flexible use as family rooms, guest accommodation, or home office space depending on requirements. The first-floor bedroom further benefits from an en suite bathroom with bath. The layout has been thoughtfully designed to maximise both space and practicality, making the home ideal for modern living.

Externally, the property continues to impress. To the rear is a south-facing garden, designed for enjoyment throughout the day, complete with composite decking that provides a low-maintenance and stylish area for outdoor dining and entertaining. The garden enjoys excellent natural light and offers a private and relaxing outdoor setting.

A detached garage with electric roller door provides secure and convenient access, while part of the garage has been converted to create a highly versatile space, ideal for use as a studio, or additional storage.





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Additional improvements include an extended layout and a range of thoughtful enhancements throughout, ensuring the property is ready to move into without the need for further work. The vendors have also already found a property to move to, helping to facilitate a smoother and more efficient purchase process for prospective buyers.

With its high-quality finishes, extensive upgrades, and adaptable accommodation both inside and out, this exceptional chalet bungalow combines comfort, style, and practicality in equal measure.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E



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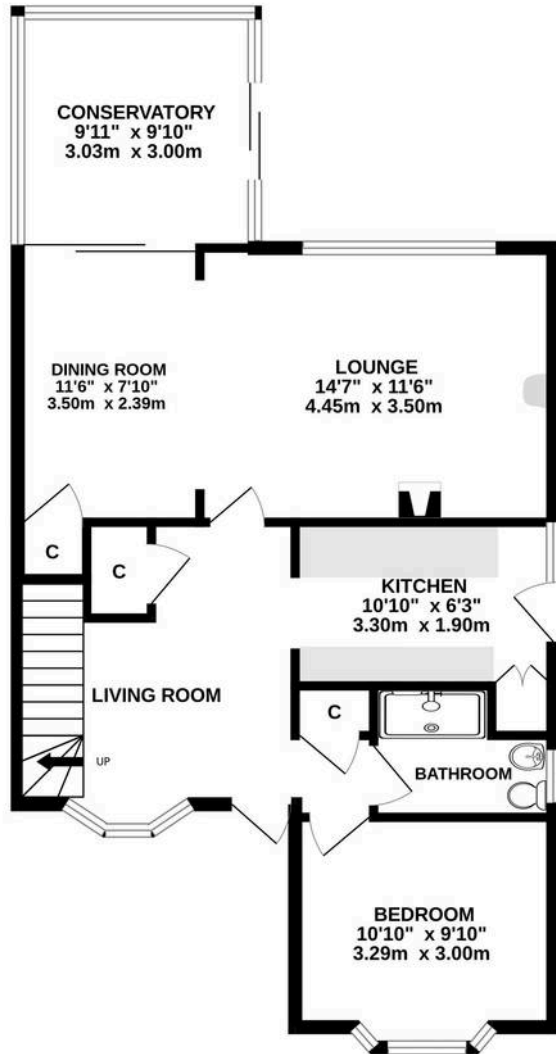
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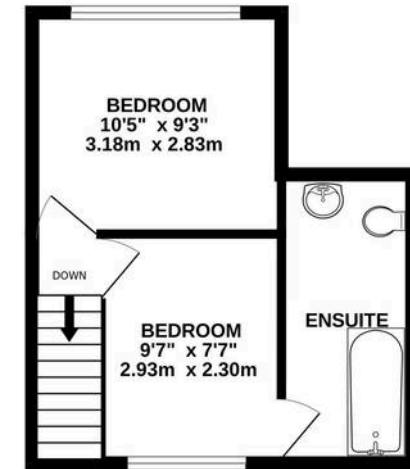
- Guide price £325,000-£350,000
- Extended and improved accommodation offering enhanced living space and a versatile layout
- Newly fitted kitchen in matt black with integrated appliances
- Attractive wood-burning stove creating a warm and inviting focal point to the living area
- Newly installed boiler
- New Karndean flooring throughout, offering a durable and stylish finish
- Electric roller garage door providing secure and convenient access & Composite decking to the rear, ideal for outdoor dining and entertaining
- Detached garage with part conversion, offering flexible use of space
- Vendors have found



GROUND FLOOR  
914 sq.ft. (85.0 sq.m.) approx.



1ST FLOOR  
264 sq.ft. (24.5 sq.m.) approx.



TOTAL FLOOR AREA : 1178 sq.ft. (109.4 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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