



11 Neville Road, Norwich

£350,000 Freehold



websters.

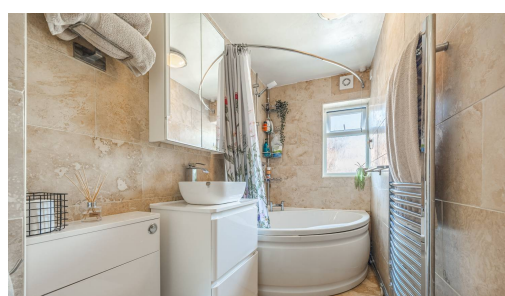
Home

This well-presented and thoughtfully extended three-bedroom home offers spacious and versatile accommodation, ideal for modern family living. Upon entering, you are welcomed by a hallway that leads directly into the generously proportioned lounge, a bright and inviting reception room with ample space for a variety of furniture layouts.

The home flows seamlessly into the extended kitchen, offering an excellent range of worktop space, built-in appliances and plenty of storage, making it a practical and sociable hub of the home. Adjoining the kitchen is a useful utility room, providing the perfect space for laundry and additional storage, with access to the family bathroom. Fitted with a corner bath with shower over, WC and wash basin, both the utility room and bathroom benefit from the added comfort of underfloor heating.



- Extended three-bedroom family home.
- Spacious Downstairs Throughout
- Modern kitchen with adjoining dining room.
- Utility room and underfloor-heated bathroom.
- Three well-proportioned bedrooms.
- PIV system for improved air quality.
- Garage, garden office and ample parking.
- Popular Sprowston location close to amenities.



The dining room extends from the kitchen, creating an excellent space for family meals and entertaining. There is ample room for a large dining table, while double doors open directly onto the rear garden, allowing indoor and outdoor living to blend effortlessly.

The first floor comprises three well-proportioned bedrooms. The principal bedroom is an impressive double, complete with built-in storage and plenty of space for additional bedroom furniture. The second bedroom is another generous double, ideal for family members or guests, while the third bedroom offers flexibility as a child's room, nursery or home office. Further enhancing the property is a Positive Input Ventilation (PIV) unit located in the loft. This system draws in fresh, filtered air from outside, tempers it and gently circulates it throughout the home, creating positive air pressure that helps remove stale, moisture-laden air and improves overall indoor air quality.

Outside

To the front of the property is a generous driveway providing off-road parking for multiple vehicles, along with access to the detached garage. The garage is well-equipped with power; lighting; an electric roller door; an inspection pit; and excellent storage space, making it ideal for car enthusiasts, workshop use or additional storage. The enclosed rear garden has been designed for both relaxation and entertaining, featuring a patio seating area that is perfect for outdoor dining and enjoying the warmer months. A standout feature is the detached garden office, fully fitted with electricity, internet connectivity and infrared heating, creating an excellent year-round workspace or studio separate from the main house.

Location

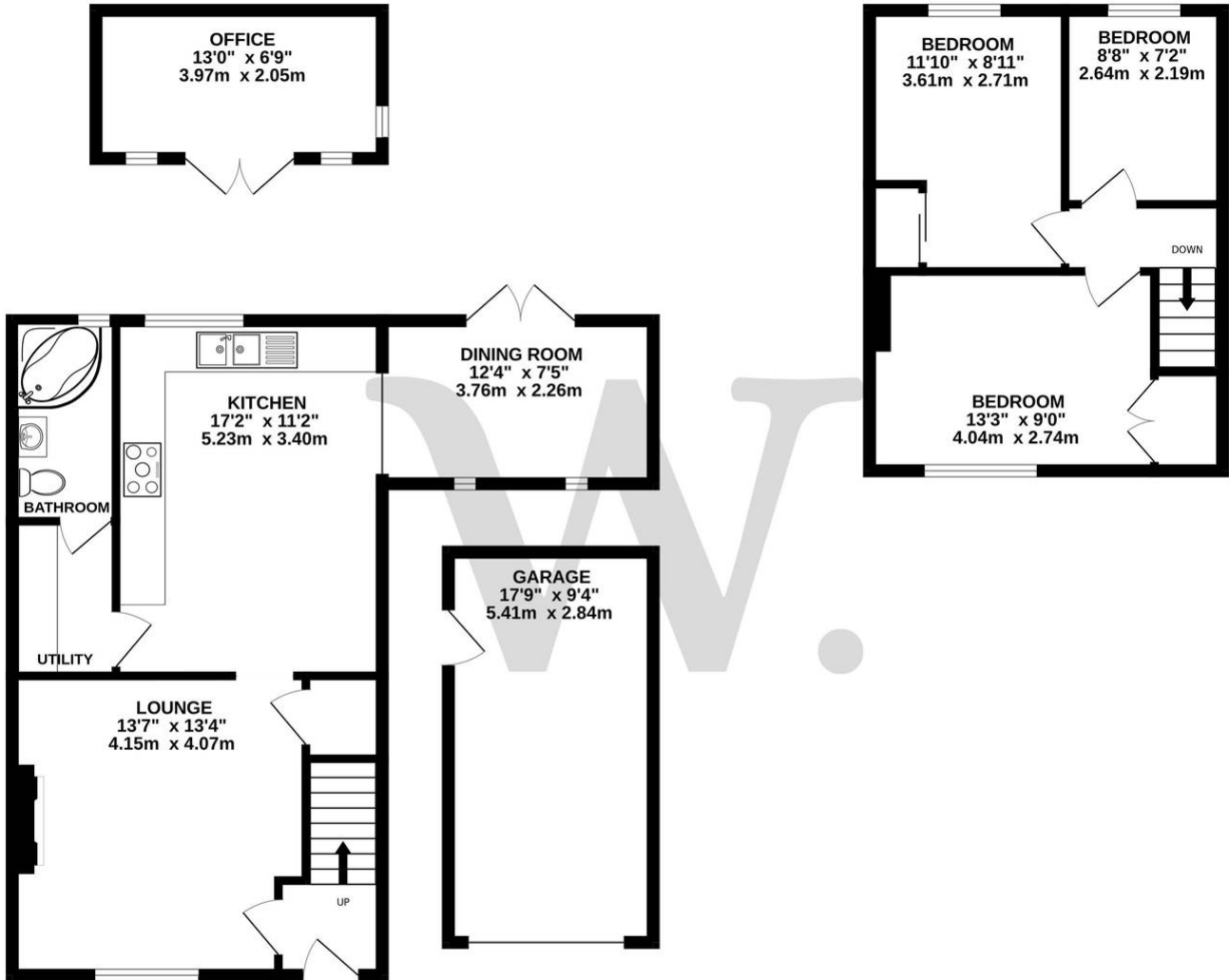
Situated to the northeast of Norwich, Sprowston is one of the city's most sought-after residential suburbs, offering an excellent range of local amenities, including highly regarded schools for all ages, supermarkets, independent shops, healthcare facilities, pubs and restaurants. The area enjoys excellent transport links with regular bus services, the popular Sprowston Park & Ride, easy access to Norwich city centre, the Northern Distributor Road (NDR), Norwich Ring Road and the picturesque Norfolk Broads, making it an ideal location for commuters and families alike.

Council Tax band: C

Tenure: Freehold

GROUND FLOOR
840 sq.ft. (78.1 sq.m.) approx.

1ST FLOOR
334 sq.ft. (31.0 sq.m.) approx.



TOTAL FLOOR AREA : 1174 sq.ft. (109.1 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.

Made with Metropix ©2026