



Sefftons
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5 Bedroom Detached House
82 Norwich Road
North Walsham, NR28 0DX

£585,000
www.sefftons.co.uk



82 Norwich Road, North Walsham, NR28 0DX

This DETACHED, Edwardian FAMILY HOME has been SYMPATHETICALLY UPDATED whilst still retaining CHARACTER FEATURES THROUGHOUT. Set back from the road on a SUBSTANTIAL, wrapping PLOT, and boasting SPACIOUS ACCOMMODATION throughout, this property is NOT TO BE MISSED. Call Sefftons TODAY to organise your viewing.

THE PROPERTY

The front door opens to the impressive entrance hall, with original flooring and high ceilings, and stairs rising to the first floor. Doors open to the spacious living and dining rooms, with stunning ceiling roses, feature period fireplaces and impressive bay front to the living room.

Towards the rear is a study, ideal for those working from home, a snug complete with a log burner for cosy evenings in. Completing the ground floor accommodation are an amply sized kitchen, with a separate room for utilities and a ground floor shower room.

Up on the first floor are five, well proportioned double bedrooms, all filled with natural light, again with high ceilings giving a truly spacious feel. The master bedroom benefits from an ensuite shower room.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		74
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		



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