



9 Belmore Road

Thorpe St Andrew, Norwich, NR7 0PT

Asking Price £385,000





A superb opportunity to acquire this extended three-bedroom semi-detached house in Thorpe St Andrew, perfectly blending spacious living with modern convenience. The heart of the home is the magnificent open-plan kitchen/dining/garden room, complete with bi-fold doors that open onto a generous rear garden. The property boasts two further large reception rooms, including a family room, offering incredible flexibility. A significant advantage is the stylishly converted outbuilding, now a fully-equipped home office or studio, making it ideal for those who work from home. Early viewing is highly recommended.

- Three spacious bedrooms
  - Extended living accomodation.
  - Charming 1930s style
  - Close to local amenities & access to transport links
  - Ideal for families
- Modern bathroom & Kitchen
  - Semi-detached house
  - Located in Thorpe St Andrew
  - Office, sunroom, dayroom in garden.
  - Viewing recommended



Situated in the ever popular Thorpe St Andrew, this charming semi-detached home combines 1930s character with the convenience of modern living. Its timeless appeal is enhanced by bright, airy interiors that create a warm and welcoming feel.

The property offers three generously sized bedrooms, three reception rooms, a spacious garden, and a detached home office/studio – ideal for families or anyone in need of dedicated workspace.

A well-designed bathroom provides both comfort and practicality, while the home’s thoughtful layout ensures easy, everyday living.

ENTRANCE HALL

Entering through the front door, the entrance hall welcomes you with its bright, airy feel and dark wood effect flooring, leading naturally to the kitchen and other ground floor rooms. A staircase with soft grey carpeting ascends to the first floor. The space is accentuated by white walls and a stained glass front door that adds character.

KITCHEN /DINING/GARDEN ROOM 16'3" X 11'4"

The kitchen is a bright and functional space featuring white cabinetry and warm wooden worktops. Integrated appliances and a modern gas hob blend seamlessly. The kitchen opens into the dining/garden room, where natural light floods in from skylights and large bi-fold doors, which open fully onto the garden. The dining area comfortably accommodates a large wooden table with bench seating, creating a sociable and inviting setting that extends effortlessly to outdoor living.

UTILITY ROOM

Adjacent to the kitchen, the utility room is a practical addition, fitted with appliances for laundry and additional storage, helping to keep the main living areas clutter-free. With side access door.

SITTING ROOM 11'8" X 10'8"

The sitting room is a welcoming space featuring a richly coloured feature wall and a traditional fireplace. It is furnished with comfortable seating and a wooden floor that adds warmth and character to the room. Shelves and display spaces provide a cosy atmosphere for relaxing or entertaining.

FAMILY ROOM 27'8" X 10'8"

The family room is an expansive area with a bay window that floods the space with natural light. It provides ample room for seating and family activities, with a warm wooden floor that complements the bright, neutral decor.

LANDING

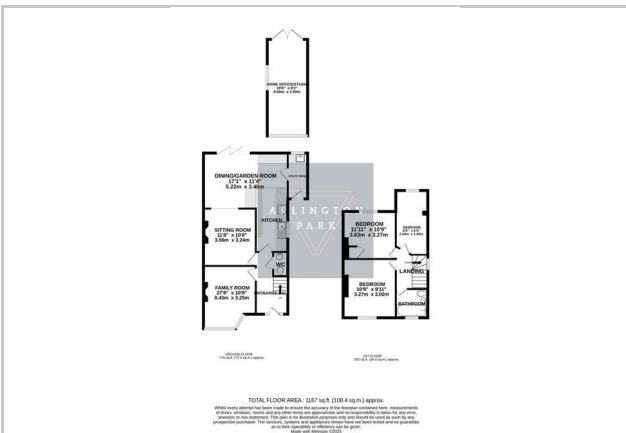
The first floor landing is a light, welcoming space with fresh white walls and carpeted flooring. It provides access to the bedrooms and bathroom.

BEDROOM 1 11'11" X 10'9"

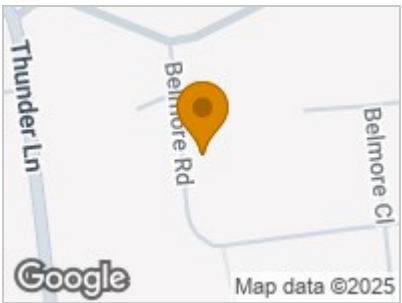
The principal bedroom is bright and spacious with a large window overlooking the garden. It features a neutral colour scheme and carpeted floor, creating a restful retreat.

BEDROOM 2 10'9" X 9'11"

Bedroom 2 is a comfortable double room with a large window and carpet underfoot. It benefits from natural light and a peaceful atmosphere, ideal for rest or study.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC