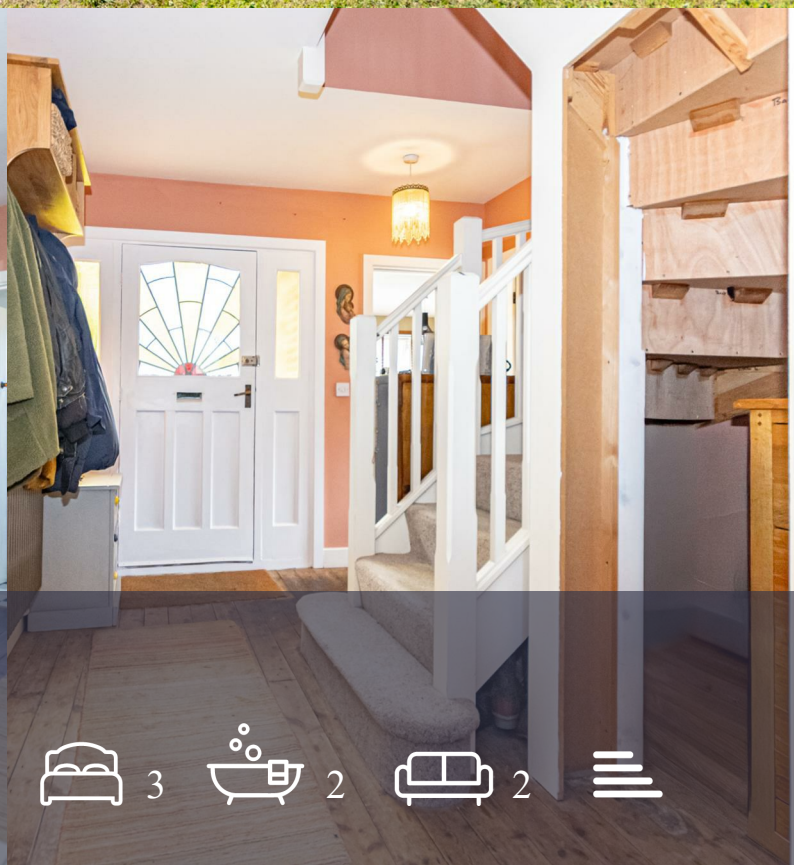
ARLINGTON PARK



1 Belmore Close

, Norwich, NR7 0PS

Asking Price £375,000

3 2 2

Nestled in the sought-after Belmore Close, this exceptional property presents a fantastic and rare opportunity in a convenient Norwich location. Perfectly placed for families and professionals, it offers not only a superb family home but also the distinct advantage of a self-contained annex providing significant income potential. With easy access to local shops, schools, and transport links, and the vibrant city centre a short distance away, this home is thoughtfully designed to provide a superb balance of comfort, style, and financial possibility.

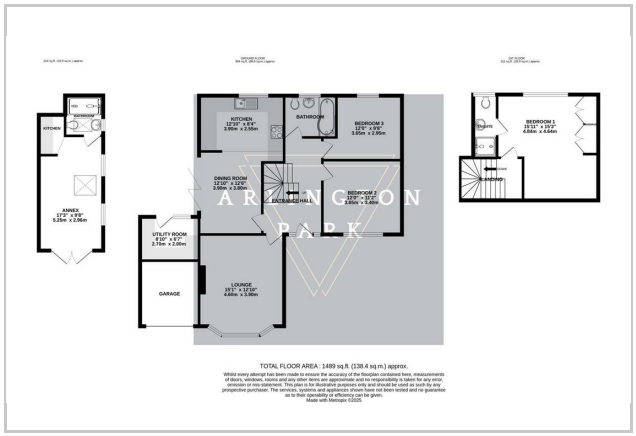
- Spacious living area
- Modern kitchen & Dining Space
- Three double bedrooms, Master with en-suite
- Contemporary bathroom
- Utility Room
- Detached Annex/studio with own entrance
- Quiet residential area
- Close to local schools
- Near public transport
- Viewing highly recommended

Upon entering, you are greeted by a welcoming hall with a light wooden floor, decorated in a warm tone, creating a bright and inviting first impression. A carpeted staircase leads to the first floor, while doors provide access to the ground floor living areas, two double bedrooms, and the family bathroom. The spacious and inviting lounge is bathed in natural light from a large bay window, with a charming fireplace and a wood-burning stove serving as a cosy focal point. The heart of the home is the expansive open-plan kitchen and dining room. The contemporary kitchen is well-appointed with an abundance of soft grey cabinetry and complemented by wooden worktops. It flows seamlessly into the dining area, where bi-fold doors open directly onto the garden, creating a wonderfully bright space for meals and family gatherings. A recently installed utility room provides a practical, separate space for laundry and extra storage.

This substantial home boasts three generously sized double bedrooms. Two of these are conveniently located on the ground floor, offering excellent flexibility for family, guests, or use as a home study. The first floor is dedicated entirely to the principal bedroom, creating a superb private retreat. This impressive room offers generous proportions, abundant natural light from two windows, and the convenience of built-in wardrobes. This sanctuary is further enhanced by its own compact and practical ensuite shower room.

A standout feature of this property is the fully self-contained annex, presenting a remarkable opportunity for generating a substantial secondary income. With its own private entrance, kitchenette, and shower room, this versatile space is perfectly configured to operate as a lucrative holiday let or short-term rental business, capitalising on Norwich's thriving tourism and professional visitor markets. It would be an ideal offering for city breaks, visiting professionals, or academics. Alternatively, this space provides an impeccable, self-contained environment for running a home business such as a clinic, studio, or consultancy, allowing for a clear and professional separation between your work and domestic life. Of course, it also serves perfectly as a private suite for multi-generational living.

Externally, the property continues to impress with a generous rear garden, primarily laid to lawn and bordered by fencing. A paved terrace offers a pleasant setting for outdoor seating, while a substantial timber outbuilding presents further opportunity for a home office or gym. To the front of the home, an attractive brick weave driveway provides ample off-road parking for up to three vehicles. This leads to the attached garage, which is accessed via a newly installed electric shutter door and, while adapted to incorporate the utility room, provides perfect secure storage for motorcycles and bicycles.



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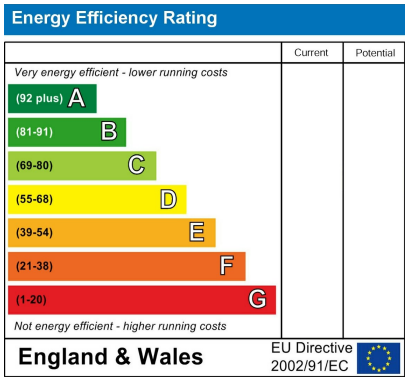

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