

abbotFox



Costessey, NR5
Guide £300,000

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We are a team of genuine individuals who hold a deep passion for both property and marketing. Collectively, we bring over 70 years of experience in the property market of Norfolk and Suffolk. Our affection for both counties runs deep, and we are enthusiastic about sharing our passion with you.

Colin McKenzie | **Branch Partner**







THE DETAIL _____

abbotFox Land & New Homes presents an opportunity to acquire two plots within the ever desirable suburb of Costessey. Offered together as a single purchase, the plots benefit from planning for two detached three bedroom bungalows, each providing the same thoughtfully designed accommodation and presenting an exciting prospect for developers, investors or families seeking multi generational living, or those looking to create homes side by side.

The proposed bungalows have been carefully designed to maximise both space and natural light, with layouts that prioritise practicality without compromising on style. At the heart of each home, an impressive kitchen family room provides a sociable setting for everyday life, effortlessly accommodating cooking, dining and informal gatherings. Complementing this space, a separate sitting room offers a more intimate area, ideal for relaxing with family or entertaining guests.

Each property will offer a principal bedroom complete with an en suite shower room, whilst two further double bedrooms are served by a contemporary family bathroom. A separate WC adds further convenience for visiting guests and busy households alike.

Beyond the approved accommodation, both properties also offer exciting future potential. Subject to the necessary consents and permitted development rights in force at the time, there may be scope to extend the bungalows further, allowing future owners the flexibility to adapt and enhance the homes as lifestyles and requirements evolve.

Whether acquired as a development opportunity, a chance to create homes for extended family, or as an investment in one of Norwich's most sought after residential locations, these plots represent an exceptional and increasingly uncommon proposition.

THE HIGHLIGHTS _____

- Two plots side by side
- Both plots offering three bedrooms and two reception rooms
- Both plots featuring en suites, family bathrooms and separate WC's
- Each plot complete with a garage
- Potential to extend further, subject to the relevant consents and permitted development rights
- Excellent access to Norwich, the A47 and local amenities



Let's talk

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EPC RATING -

Disclaimer – In accordance with the Property Misdescriptions Act, the company abbotFox gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any purchaser should not rely on them as statements of fact, and must satisfy themselves by inspection or other means, as to their accuracy.