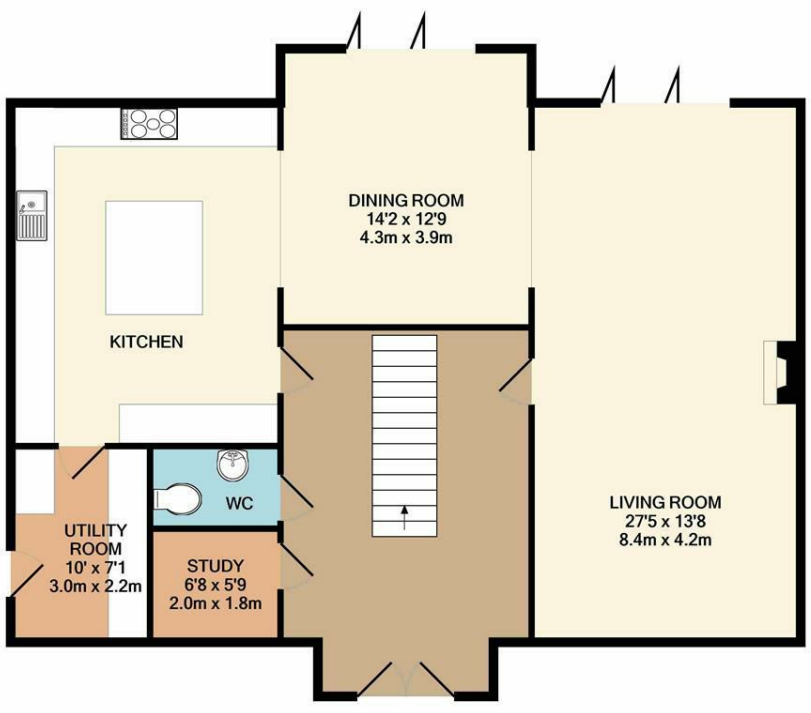
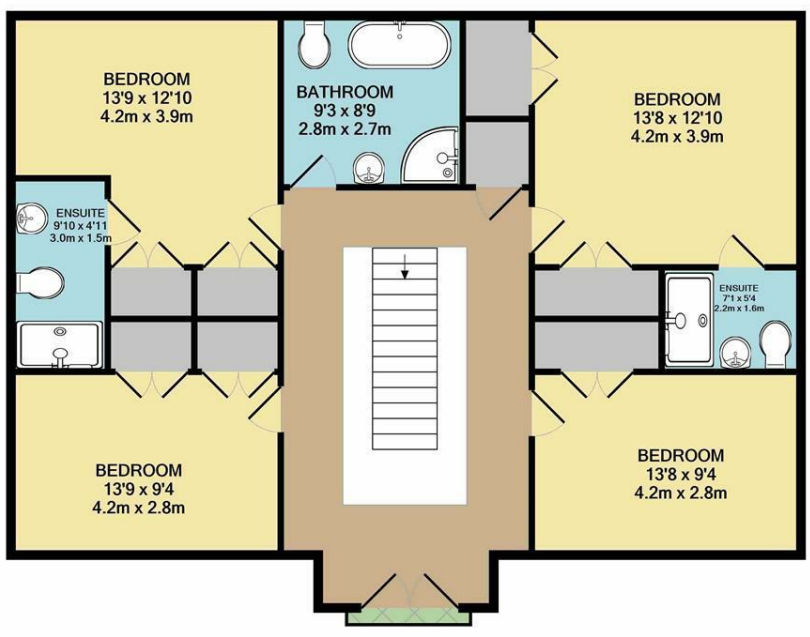
abbotFox

Chestnut Drive| Attleborough| NR17

Guide £795,000



GROUND FLOOR
APPROX. FLOOR
AREA 1161 SQ.FT.
(107.9 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 1125 SQ.FT.
(104.6 SQ.M.)

TOTAL APPROX. FLOOR AREA 2287 SQ.FT. (212.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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
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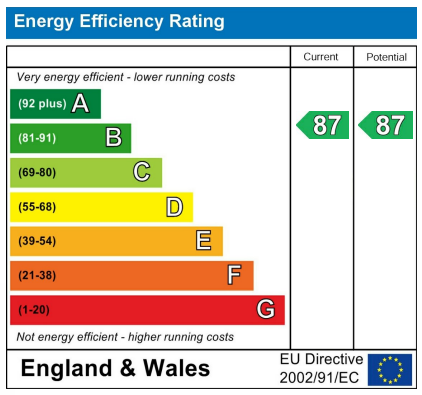

Disclaimer – In accordance with the Property Misdescriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them as statements of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

abbotFox Bespoke presents this exceptional home combining a traditional Georgian facade with quality, high specification, modern interiors.

The accommodation includes a most impressive reception hall with a central staircase to a galleried landing, a bespoke kitchen breakfast room with a central island, four double bedrooms, the principle and guest both benefiting from en suites.

Of particular note is the large dual aspect sitting room with double glazed bi-folding doors out onto the terrace. There is a good-sized dining room that seamlessly flows from the kitchen breakfast room and also features bi-folding doors out onto the terrace. In addition to this, there is a computer room, cloakroom, utility room, study area on the upstairs landing. and first floor four piece family bathroom suite.

Outside, the property is approached via a private roadway leading to a large shingle driveway with a detached double garage and parking for several vehicles. There are landscaped gardens to the front and rear.

Specification includes:

Underfloor heating
Water softener
Quartz work surfaces in the kitchen
Integrated appliances including wine coolers
UPVC Sash, double glazed windows
Bi-folding floors
Electric insulated Hormann garage door

The property is being sold with no onward chain.

The popular market town of Attleborough sits just 16 miles west from the City Centre of Norwich. It provides a host of local amenities to its residents including supermarkets, convenience stores, public houses, takeaways, restaurants, recreational areas, schooling for all ages including secondary education from Attleborough Academy and Sixth Form. The town offers a variety of public transport options including late night bus routes to and from the Norwich City Centre and train connections run regularly to Norwich Train Station. From Norwich further connections are available to London Liverpool Street and Cambridge. Norwich International Airport also offers international and domestic travel to a variety of locations. By car Attleborough is conveniently located next to the A11.