

propertyladder



Barton Road, Badgersfield, NR10

A Peaceful Semi Detached Three Bedroom Home!

GUIDE PRICE £240,000 FREEHOLD



BRITISH
PROPERTY
AWARDS

2025

★ ★ ★ ★ ★

GOLD WINNER

ESTATE AGENT
IN NORWICH
(NR10-16)

GREEN-VIEW LIVING WITH MODERN COMFORT!

Set in a prime, peaceful and leafy position in the popular village of Badersfield, this attractive semi detached home enjoys delightful views over well kept communal green space! The ground floor welcomes you with a generous entrance hall leading through to a spacious living room, while to the rear a modern 20ft kitchen/diner provides an ideal space for both everyday living and entertaining, with views over the garden. Upstairs, the property offers three well proportioned bedrooms arranged off a central landing, complemented by a family bathroom and separate WC, making it a practical and comfortable home!



“ a modern 20ft kitchen/diner provides an ideal space for both everyday living and entertaining ”



Overview

- Modern Open Plan Kitchen/Diner
- Two Allocated Parking Spaces To Front
- Entrance Hall & Spacious Living Room
- First Floor Bathroom & Separate WC
- Prime Leafy Position Overlooking Communal Green
- Enclosed Garden With Brick Built Shed
- Ideal First Or Family Home In Village
- Double Glazing & Gas Combi Boiler





Location

Barton Road is situated within the popular and well established village of Badersfield, offering a peaceful setting while remaining conveniently connected to nearby amenities. The village itself benefits from a local shop, primary school, and regular bus links, making it ideal for day to day living. A wider range of facilities can be found in the nearby market town of Aylsham, including supermarkets, cafés, pubs, and independent retailers, while the city of Norwich is easily accessible for more extensive shopping, dining, and leisure options.



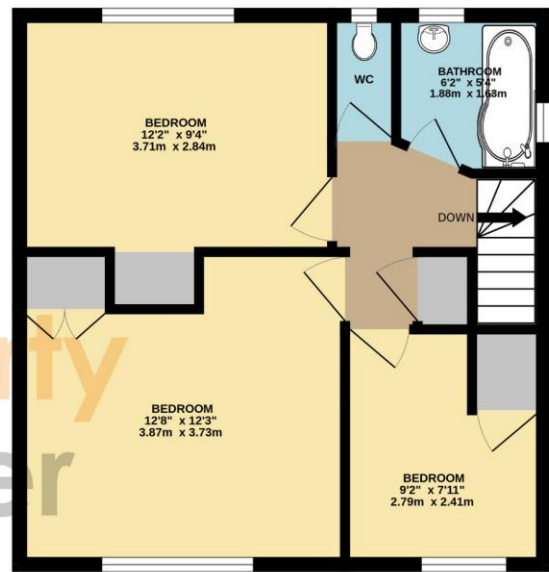
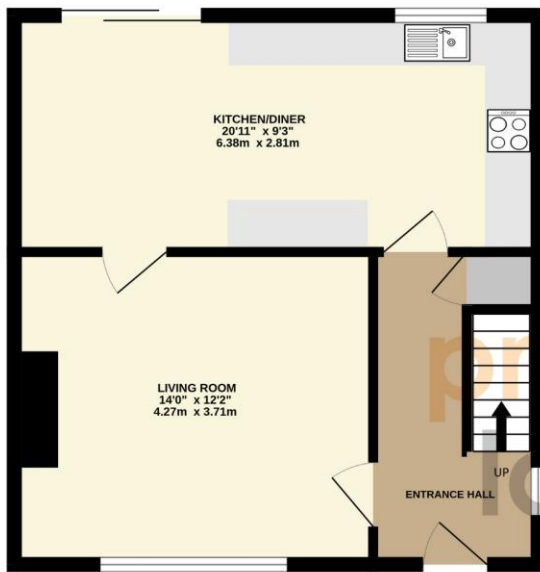
Outside

Outside, the property benefits from two allocated parking spaces to the front. The rear garden is a good size and fully enclosed, offering a private outdoor space, predominantly laid to lawn, with a generous patio, further complemented by a brick built storage shed.



GROUND FLOOR
431 sq.ft. (40.0 sq.m.) approx.

1ST FLOOR
437 sq.ft. (40.6 sq.m.) approx.



TOTAL FLOOR AREA : 868 sq.ft. (80.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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FULL EPC AVAILABLE UPON REQUEST

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

COUNCIL TAX BAND: B

LOCAL AUTHORITY: NORTH NORFOLK COUNCIL

SERVICES CONNECTED: MAINS WATER, MAIN DRAINS,
MAINS ELECTRICITY, GAS CENTRAL HEATING

Selling your home?

If you are considering selling your home, please contact us for your no obligation free market appraisal.

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f 98 Crostwick Lane, Spixworth, NR10 3NQ
T 01603 898100
propertyladderonline.com

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