

Aldreds
Estate Agents

Building Plot to the West of Woodbastwick Road

Blofield Heath, Norwich, NR13 4RR

£300,000

Building Plot to the West of Woodbastwick Road

Blofield Heath, Norwich, NR13 4RR

An excellent opportunity to acquire this self build plot located in the desirable village location of Blofield Heath to the East of the Fine City of Norwich. Permission has been granted for a large four bedroom detached house with double garage, off road parking and garden.

The plot extends to approxmately 0.23 acre (stms) and is located in a lovely rural location backing onto open farmland with a recently added footpath directly adjacent to the plot which allows a short walk into Blofield Heath with amenities including the superb Tamaring Fine Indian Dining Restaurant, a Post Office, Hemblington Primary School and Heathlands Community Hall, Social Club and Playing Field.

Planning Permission

Outline planning permission was granted by Broadland District Council on 22nd May 2025 for a total of three self build dwellings on the farmland to the West of Woodbastwick Road with all matters reserved except for access. Reference 2024/2451. We offer the most Southerley of the three plots and since purchase, the seller has since obtained Reserved Matters Approval on 17th November 2026. Reference 2026/0622.

Further details and plans can be found via these reference number searches on the public access website of Broadland District Council southnorfolkandbroadland.gov.uk/planning.

Tenure

Freehold

Local Authority

Broadland District Council. Future Council Tax banding to be confirmed on completion of build.

Services

Interested parties are requested to make their own enquiries to the relevant authorities as to the availability of services.





PROPOSED DETACHED HOUSE WITH INTEGRAL GARAGE
Plot 3, Land off Woodbastwick Road, Blofield.
Planning Drawing



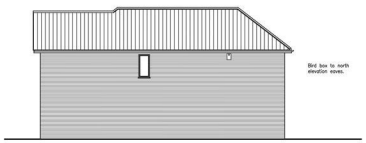
Side Elevation
1:100



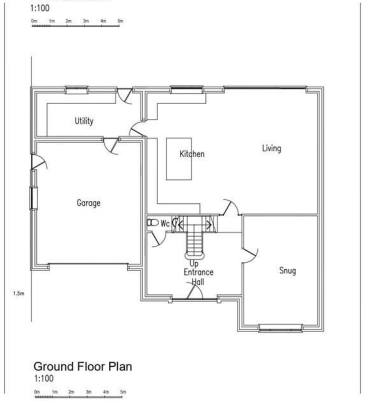
Rear Elevation
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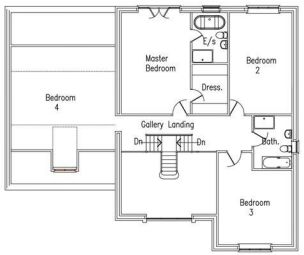
Front Elevation
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Side Elevation
1:100



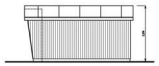
Ground Floor Plan
1:100



First Floor Plan
1:100

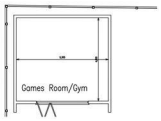


Front Elevation
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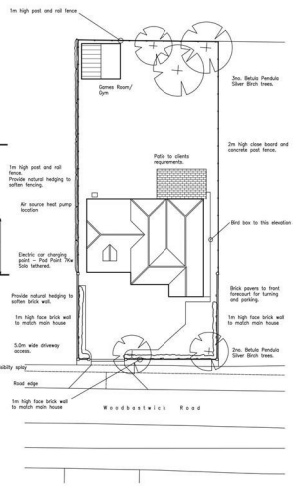


Rear Elevation
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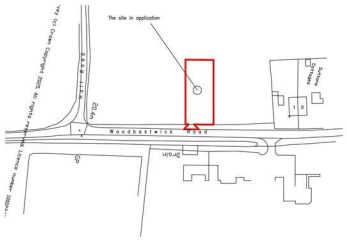
Side Elevation
1:100



Floor Plan
1:100



Block Plan
1:250



Site Location Plan
1:1250

GENERAL NOTE
This drawing has been prepared for the purposes of obtaining Planning Permission and Building Regulation approvals and is intended as a guide only for construction on site.
All works are to be carried out by competent trade operatives following good building practices. All materials are to be used as per the manufacturers recommendations and instructions and should comply with the appropriate British Standards.
All dimensions are to be checked on site and should not be scaled from this drawing. Any discrepancies on site are to be reported to the Designer.

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NORFOLK
NR30 1RL
Tel. (01493) 858611

Project
Proposed detached house and garage.
Plot 3, Land off Woodbastwick Road,
Blofield. Planning Drawing

Client
Mr David O'Kane

Scale
1:100

Date
February 2026

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All dimensions are in millimetres and may be varied slightly to suit site conditions. Any major discrepancies to be reported to the Designer.

Drawing
2044/1

Revisions
Rev A(June'26)/ Building reduced in width and moved 80mm across site. 2/Roof pitch reduced.
Rev B(July'26)/Amendments to design
Rev C(Sept'26)/Amendments to design
Rev D(Oct'26)/Amendments to design

Viewing

Viewing is allowed at any reasonable time during daylight hours. All persons viewing should be aware that they enter the site entirely at their own risk.

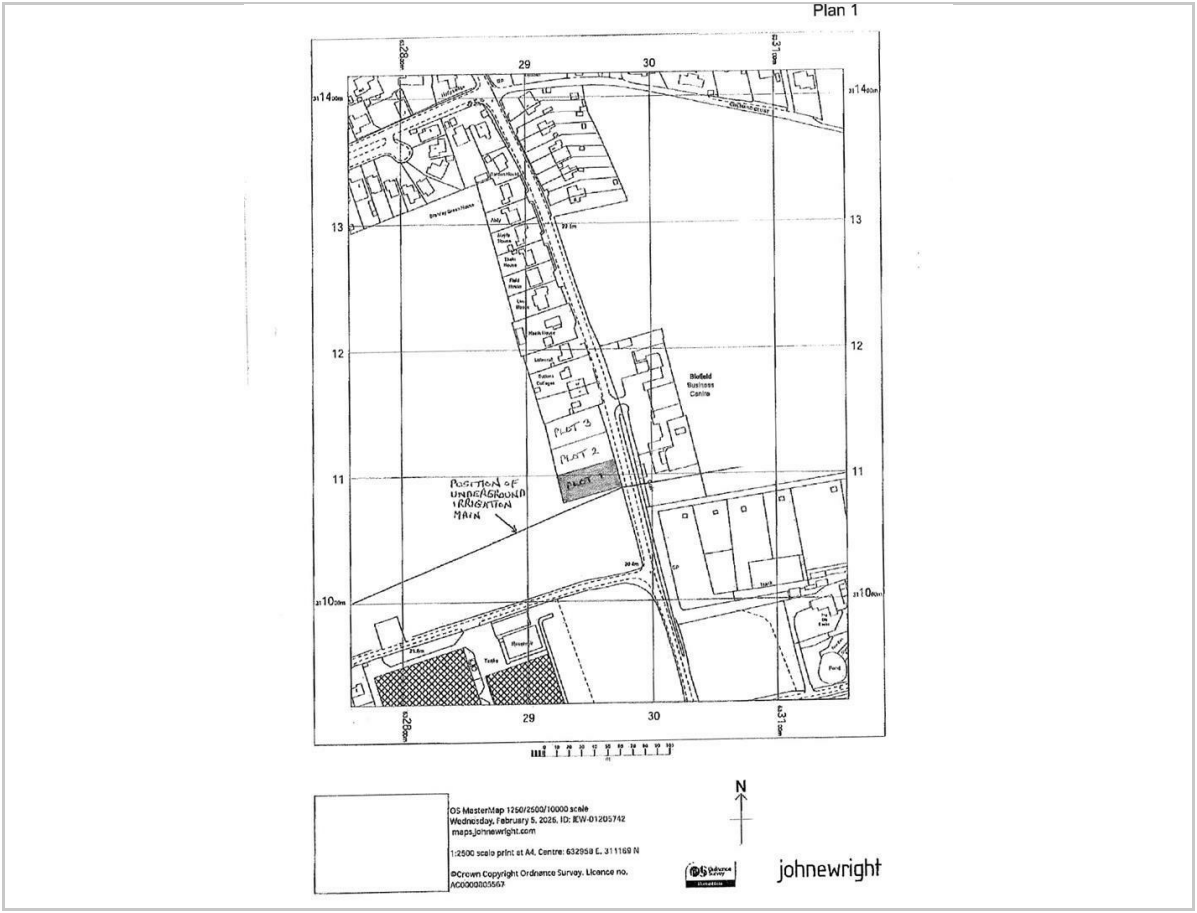
AI Generated Images

The images showing the proposed front and rear elevations of the design of the proposed building are AI generated

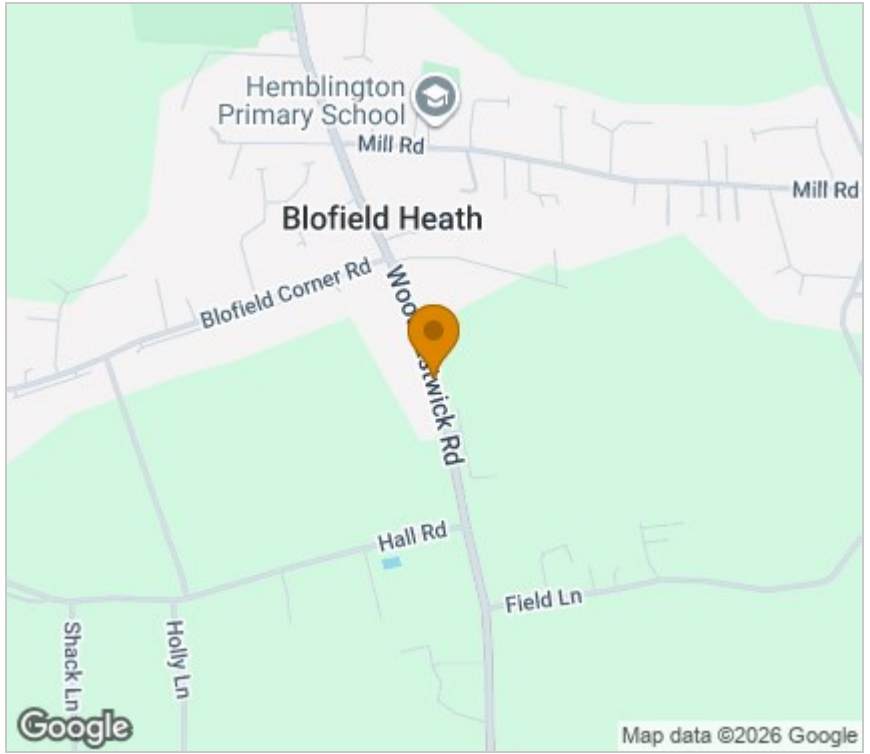
Reference

DC/PJL/S10129

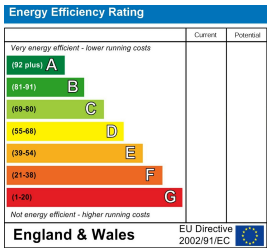
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Broadland Office on 01692 581089
if you wish to arrange a viewing appointment for this property or require further information.

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