



Little Drayton
The Green
Pulham Market
IP21 4SU

Guide Price £385,000
No Onward Chain





- Spacious 3 bedroom property set on the village green of a popular South Norfolk Village
- Garage and garden to the side
- Set over three floors
- Wealth of period features including mullion windows and inglenook fireplace

Location

Pulham Market is a popular South Norfolk village set around a village green. The village supports a primary school, doctor's surgery, general stores, a fine church, and two public houses. It also enjoys a strong community spirit, with a number of activities available for all ages. The nearby A140 provides a direct link to Norwich (15 miles), the retail, business, and cultural centre of East Anglia. The Victorian market town of Harleston (4 miles to the east) provides a good range of shops and day-to-day amenities, and some 9.5 miles to the south-west lies the larger town of Diss, which sits on the Norfolk/Suffolk border. Diss is a bustling market town with three national-brand supermarkets, a range of interesting and independent shops, good sporting and social facilities including an 18-hole golf course, schooling to sixth-form level, a number of local and national businesses, and a mainline railway station on the London to Liverpool Street line (a journey to London taking around 90 minutes). The beautiful Heritage Coast is around a 30- to 40-minute drive.





Property

This Grade II Listed property is accessed via the driveway to the side of the house. A glazed porchway leads to an inner hallway, which could be utilised as a dining room or snug due to its proportions. The kitchen is spacious and bright, with a range of ground-level and wall units, and space for appliances. The large living room spans the depth of the house and offers a panoramic view of the green from its bay window at the front. There is an attractive inglenook fireplace furnished with a wood burner. The accommodation is set over three floors and features exposed timbers throughout. The first-floor accommodation comprises two bedrooms and a dressing room, along with a family bathroom. A further set of stairs ascends to an additional bedroom with a decorative vaulted ceiling.

Outside

The property is set back from the road and is accessed from the side, with a gravelled drive offering parking for multiple cars, which also leads to a useful garage. The garden is mainly laid to lawn with mature borders, and a pleasant archway adorned with trailing plants leads to the front door.

Services

The property is offered with mains electricity and water, and mains drainage. Electric heating.

How to get there

W3W: ///bead.sponge.shuttered

Viewing

Strictly by appointment with TW Gaze.

Freehold

Council Tax Band: D

Important Notice

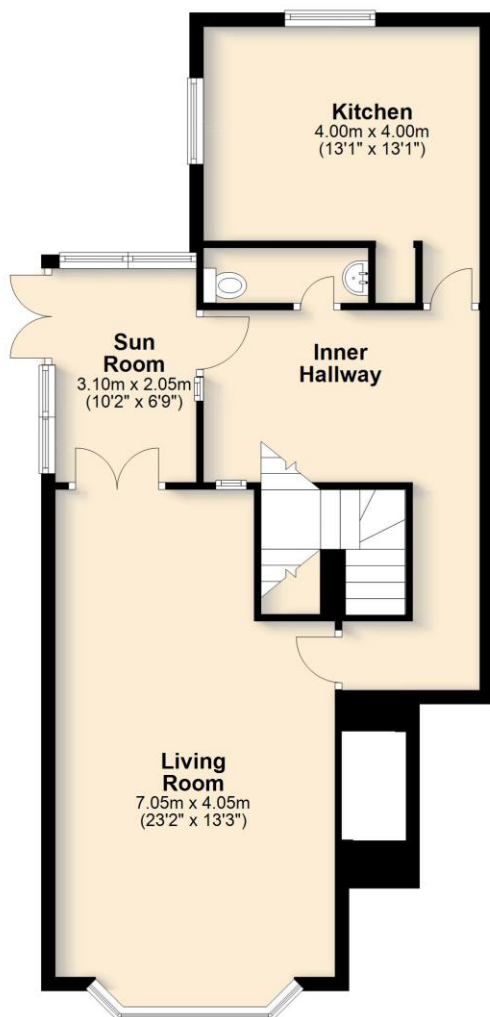
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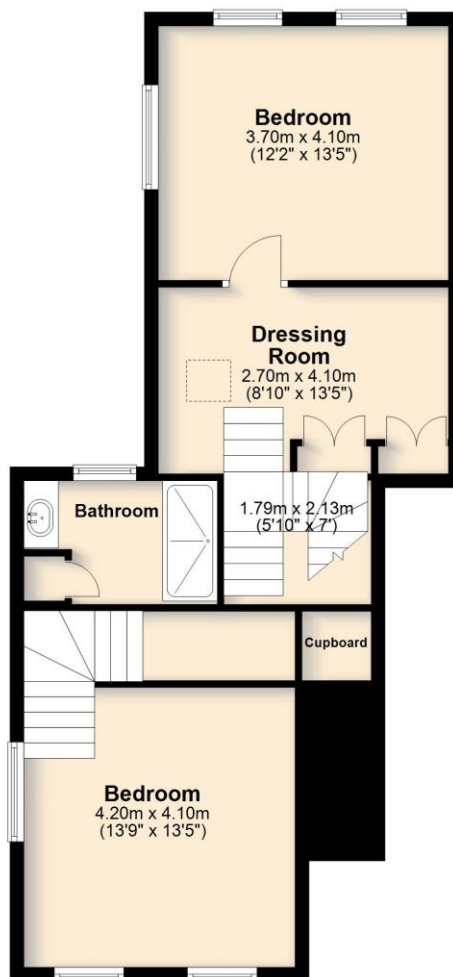
Ground Floor

Approx. 71.3 sq. metres (767.3 sq. feet)



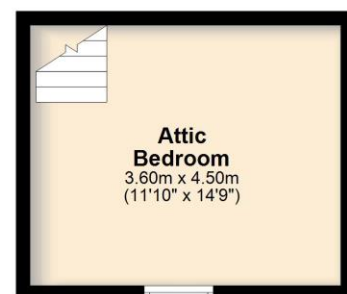
First Floor

Approx. 61.2 sq. metres (658.9 sq. feet)



Second Floor

Approx. 16.2 sq. metres (174.3 sq. feet)



Total area: approx. 148.7 sq. metres (1600.5 sq. feet)

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