



THE STORY OF

Pipers Moon

Brampton, Norfolk

SOWERBYS



THE STORY OF

Pipers Moon

The Street, Brampton, Norwich, Norfolk
NR10 5AA

Enchanting Family Home

Idyllic Countryside Location

Magical Plot of 1.85 Acres (STS)

Far-Reaching Countryside Views

Superb Refurbishment Potential

More Than 2,000 sq.ft. of
Well Kept Accommodation

Highly Versatile Layout

Off-Road Parking and Garage

Circa 0.75 Acres (STS) of Woodland within Plot

Highly Popular Village Location

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Tucked discreetly among stunning rolling countryside, this much-loved family home was bespoke-built for the original owners and now hits the open market for the first time. Nestled within an enchanting plot of approximately 1.85 acres (STS), the 2,000 sq. ft. of accommodation boasts wonderful versatility, an excellent connection to the outdoors, and superb potential for a truly unique refurbishment opportunity.

The ground floor currently comprises a selection of reception rooms, including the formal dining room opposite the kitchen, a splendid sitting room connecting to the garden room with sliding doors to the rear garden, and even an optional study/ground-floor bedroom opposite a shower room - a superb design that has stood the test of time. A well-equipped utility room completes the ground floor and provides an excellent alternative entrance from the rear garden.

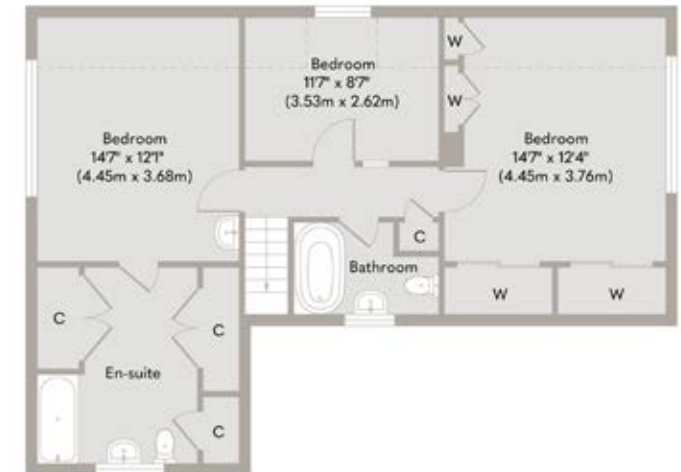
The first floor is home to three bedrooms, all of which enjoy splendid views of either the gardens or the surrounding countryside. The large principal suite features an array of built-in storage and a well-appointed en-suite, which itself enjoys some spectacular views. The two further bedrooms are well served by the central family bathroom.

Of course, among the most noteworthy features of this home is the exceptional plot in which it sits. Lovingly tended over many years, the gardens provide an oasis of colour and calm, with a manicured lawn interspersed with mature trees and thriving flower beds, while numerous dining terraces are ideally positioned to make the most of the all-day sunshine. A peaceful area of woodland extends to approximately 0.75 acres (STMS), while the generous frontage allows for ample off-road parking, complemented by a detached garage and carport.



Our family home since 1963, its remoteness has been wonderful - with us often enjoying walks to the River Bure.





First Floor
Approximate Floor Area
775 sq. ft
(71.98 sq. m)



Outbuilding
Approximate Floor Area
363 sq. ft
(33.72 sq. m)

Ground Floor
Approximate Floor Area
1,265 sq. ft
(117.53 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 or tenant. 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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Brampton

A RURAL RETREAT
WITH HISTORIC CHARM

Tucked away in the Norfolk countryside, Brampton is a peaceful village offering a true taste of rural life. Known for its picturesque setting and historic charm, this small but characterful community is steeped in history, with St. Peter's Church, a medieval gem, and a railway station on the Bure Valley Railway, linking it to Wroxham and Aylsham. With scenic walking routes, tranquil surroundings, and easy access to the River Bure, Brampton is ideal for those seeking a slower pace while remaining well connected to nearby towns.

Just a short distance away, Aylsham is a thriving, unspoiled market town nestled beside the River Bure and surrounded by beautiful countryside. Its historical buildings, traditional market square with a Jacobean hall, and top-notch restaurants and cafés, including the popular Bread Source, make for an interesting visit. Aylsham offers diverse facilities, including butchers, bakers, doctors' surgeries, a pharmacy, public houses, and three supermarkets. There's a small market every Monday and a popular farmers market on the first Saturday of the month. It's only a few miles from the stunning north Norfolk coast, an area of outstanding natural beauty with uninterrupted beaches and nature reserves.

Aylsham provides access to outstanding Ofsted-rated schools and is close to Norfolk gems like the National Trust's Blickling Hall, a magnificent Jacobean house with beautiful gardens and surrounding countryside perfect for exploring.

The cathedral city of Norwich is a short commute away, offering access to major rail links and Norwich International Airport with flights to UK destinations and direct to Amsterdam.



Note from the Vendor



“A favourite aspect of this home is definitely the views of the garden - along with the wildlife which likes to come and visit.”



SERVICES CONNECTED

Mains electricity and water. Private drainage. Oil-fired central heating.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

D. Ref:- 0062-3047-1207-4895-3200

To retrieve the Energy Performance Certificate for this property please visit <https://find-energy-certificate.digital.communities.gov.uk/find-a-certificate/search-by-reference-number> and enter in the reference number above. Alternatively, the full certificate can be obtained through Sowerbys.

TENURE

Freehold.

LOCATION

What3words: ///tango.suffer.files

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SOWERBYS

We are proudly supporting these Norfolk charities by organising and participating in events throughout 2025, along with making a donation for every home we sell.



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