



THE STORY OF

# 21 Anchor Park

*Snettisham, Norfolk*

SOWERBYS





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# 21 Anchor Park

Snettisham, Norfolk  
PE31 7QH

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Immaculate Two Bedroom Park Home  
Sitting Room and Separate Dining Room

Modern Kitchen

Principal Bedroom with Private En-Suite

Family Bathroom

Private Site

Lovely Village Location

Designated Parking

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Welcome to this lovely, modern two bedroom park home, located on the edge of one of the area's most sought-after and well-maintained sites. Built in October 2022, this property combines contemporary design with the warmth and comfort of a true home.

Inside, a sitting room invites you to unwind in style, with plenty of natural light flooding in through large windows. The dedicated dining room offers a perfect space for meals with friends and family, adjacent to a well-laid-out kitchen that boasts ample storage, modern appliances, and workspace.

The park home includes two well-proportioned bedrooms, with the principal bedroom enjoying its own en-suite bathroom and walk in wardrobe, giving you a personal retreat to unwind. A stylish family bathroom serves the second bedroom and your guests, making every square foot feel convenient and thoughtfully designed.

Outside, the property offers its own private garden, an ideal space for enjoying warm summer days, gardening, or simply relaxing in nature. A handy shed provides storage for tools and outdoor equipment, keeping the garden clutter-free and easy to maintain. For added convenience, the home comes with designated parking, making it easy to come and go at your leisure.

Residents can experience all the benefits of park home living, from lower maintenance and running costs to the peace and privacy of being surrounded by nature. Perfect for those looking to downsize without compromising on comfort or style, this property offers a unique blend of comfort, convenience, and scenic beauty.





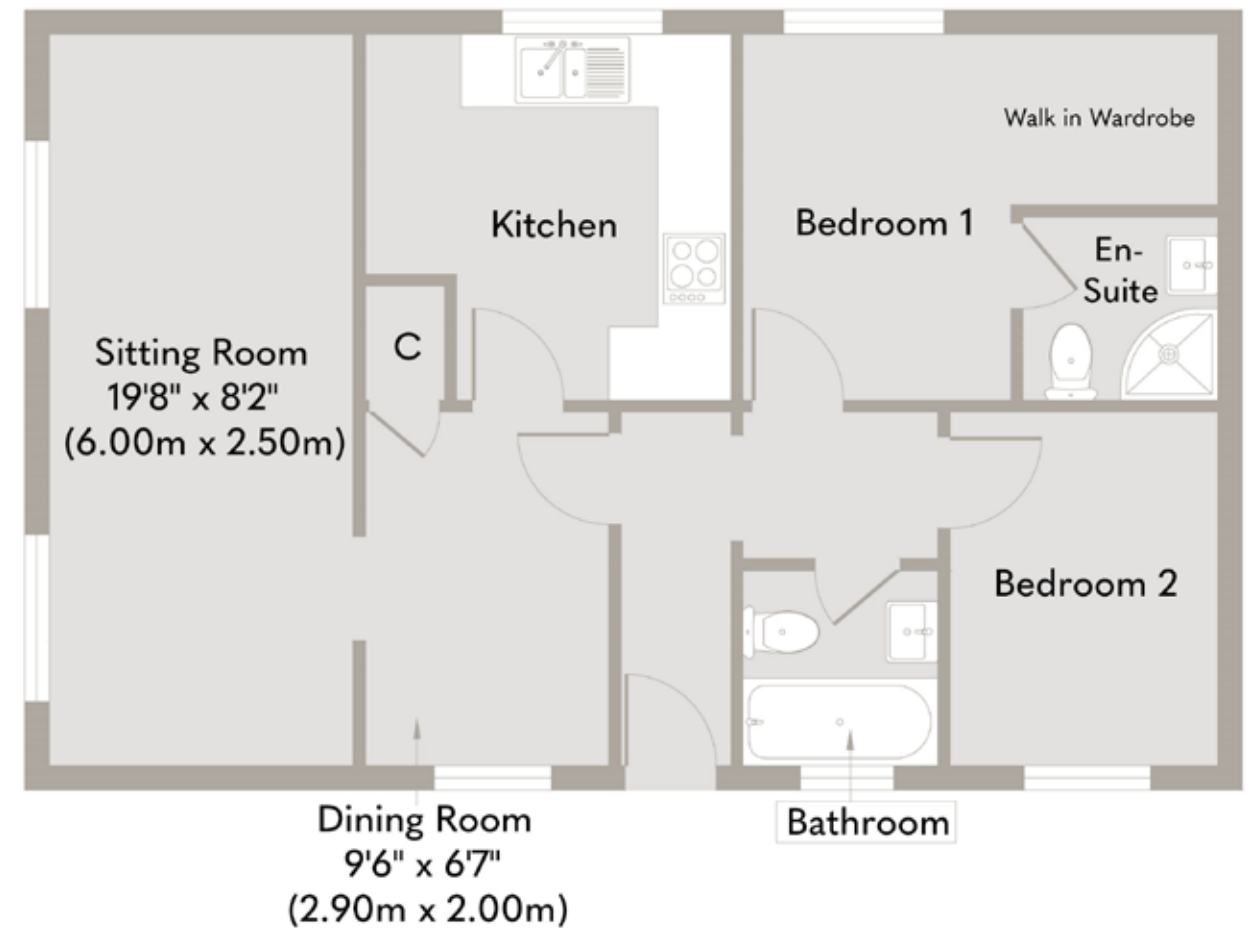
...this property combines contemporary design with the warmth and comfort of a true home.







“Residents can experience all the benefits of park home living whilst being surrounded by nature.”



**Approximate Floor Area**  
620 sq. ft  
(57.60 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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# Snettisham

SMALL VILLAGE, BIG REPUTATION

For a small, coastal village, Snettisham has a big reputation, not least as a gourmand's getaway. Add to this a wealth of pretty period properties and it's not surprising that many come for a weekend only to seek a more permanent place to stay.

With a primary school, GP surgery and dental practice, plus a central chemist and supermarket, plus a handy local builder's merchant for any renovations, the village is extremely well serviced. A small retail park, Poppyfields, and The Granary, which is a treasure trove of craft, antiques and collectibles, sit on the edge of the village and are fun to explore.

Resplendent St Mary's Church which sits on a hill behind the village centre was built in the 14th century and has an 172ft spire that was once used as a landmark for ships on The Wash, and described by architectural historian Pevsner as, "perhaps the most exciting decorated church in Norfolk".

Diners are spoiled for choice as Snettisham is also home to The Old Bank, which was named The Good Food Guide Best Local Restaurant in 2019 and is also listed in the Michelin Guide. For coffee, brunch or an evening of wine, nibbles and jazz, try the sister business next door, The Old Store.

Snettisham is home to a RSPB nature reserve and Wild Ken Hill, a rewilding site using regenerative farming to return the land to its natural stage. Or up the adrenaline level at Snettisham Beach Sailing Club which offers paddleboarding, kayaking, windsurfing, kitesurfing and dinghy sailing, alongside a vibrant social events calendar.

Whatever pace you enjoy, there can be few places as appealing as Snettisham to enjoy some of the finer things in life.



Snettisham Coast



## SERVICES CONNECTED

Mains water, electricity and drainage. Gas central heating.

## COUNCIL TAX

Band to be confirmed.

## ENERGY EFFICIENCY RATING

An Energy Performance Certificate is not required.

## TENURE

Leasehold.

Monthly service charge: £187.

Lifetime Lease which will carry onto the next vendor.

## LOCATION

What3words: //derailed.staples.flasks

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.



# SOWERBYS

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to these Norfolk charities every time we sell a home

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St Martins  
more than a home  
for the homeless



mind  
Norfolk and  
Waveney



Cancer  
Charity  
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East Anglian  
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The Property  
Ombudsman

