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# Mayfield, Coast Road, Bacton, Norfolk, NR12 0EU

A detached family home ideally located in the heart of the historic North Norfolk coastal village of Bacton, just a short stroll from a range of local amenities. These include a village hall, popular fish and chip shop, charming cafés and restaurants, and a well-regarded primary school. Less than a mile away, you'll find the expansive, dog-friendly sandy shoreline, offering miles of scenic walks along beaches and cliff tops—perfect for outdoor enthusiasts and nature lovers.

Set back from the road, the property is accessed via a charming timber gate, opening onto a brick weave driveway that offers ample off-road parking and leads to a delightful cottage-style front garden, filled with character and colour. To the rear, a private and fully enclosed courtyard garden offers a tranquil retreat, ideal for alfresco dining, entertaining guests, or simply enjoying the sunshine in peace and seclusion. The outdoor space is further complemented by the practical addition of a brick-built outbuilding, perfect for garden storage or workshop use.

Internally, the property offers versatile and characterful living spaces, including two welcoming reception rooms—both featuring charming fireplaces that add warmth and personality. A ground-floor bedroom provides flexible accommodation, while a cloakroom adds convenience. At the heart of the home, a spacious kitchen/dining room opens through double doors onto the courtyard garden, creating a seamless connection between indoor and outdoor living. Upstairs, you'll find two further well-proportioned bedrooms, including a generous principal suite with its own en-suite bathroom, alongside a modern family shower room—offering comfort and privacy for all.

The property also benefits from its proximity to the vibrant market town of North Walsham, located under five miles away. Here, residents can enjoy a wide selection of independent retailers, major supermarkets, a library and community centre, and schooling for all ages. The town also boasts a doctors' surgery, dental practices, a variety of restaurants, cafés, and bars, as well as comprehensive leisure facilities—providing all the essentials for modern family living within easy reach.



Detached



House



Older



2 Bathrooms  
1 Cloakroom



2 Receptions



3 Bedrooms



Tax Band C



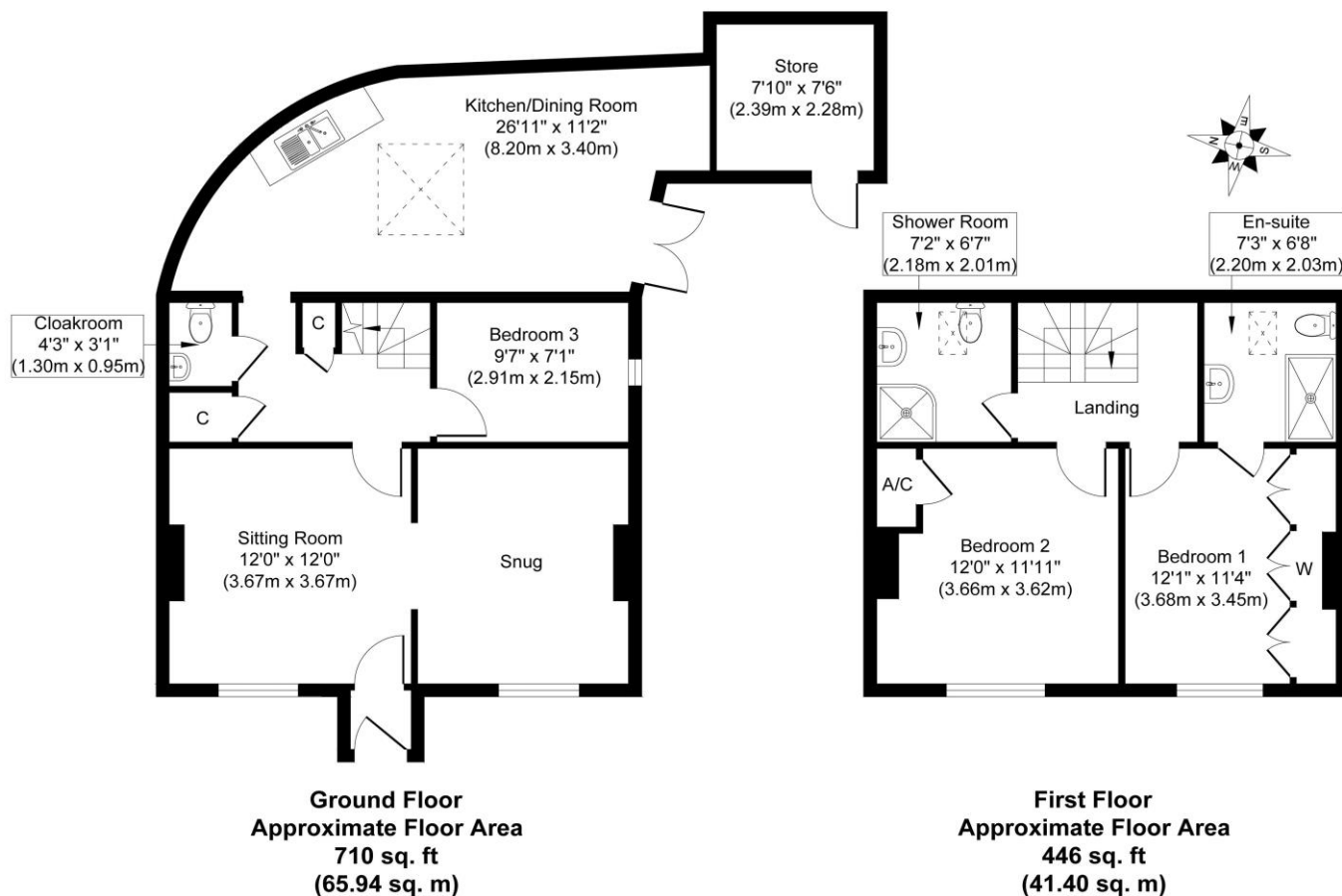
Off-Road  
Parking



No  
Garage







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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. 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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

## Stobart & Hurrell

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