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Fensbrook House, King Street, Neatishead, Norfolk, NR12 8BW

Tucked away in a peaceful countryside setting on the edge of the picturesque riverside village of Neatishead, this spacious four-bedroom detached home offers an ideal family lifestyle. Surrounded by the natural beauty of the Norfolk Broads, it provides a tranquil rural retreat while remaining conveniently close to village amenities, including a community-run store, a well-regarded primary school, and a traditional pub.

Set on a generous plot of over one-third of an acre, the property sits well back from the road and is approached via a hard-standing driveway offering ample off-road parking and access to a double garage. The front garden is laid to lawn and bordered by an established hedge, creating privacy and a welcoming first impression. To the rear, a paved terrace with a retractable sun shade provides the perfect spot for alfresco dining and outdoor entertaining, leading onto an immaculately maintained, south facing, lawn framed by mature shrubs and trees. A selection of timber storage sheds and a greenhouse with adjoining vegetable plot offer excellent scope for those seeking a more self-sufficient lifestyle.





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- DETACHED FAMILY HOME
- CLOSE TO LOCAL AMENITIES
- COUNTRYSIDE VILLAGE LOCATION

- WELL-MAINTAINED THROUGHOUT
- FOUR BEDROOMS, ONE WITH EN-SUITE
- PLOT EXCEEDING ONE THIRD OF AN ACRE

- AROUND THIRTY MINUTES TO NORWICH
- VERSATILE, SPACIOUS ACCOMMODATION
- AMPLE OFF-ROAD PARKING & DOUBLE GARAGE

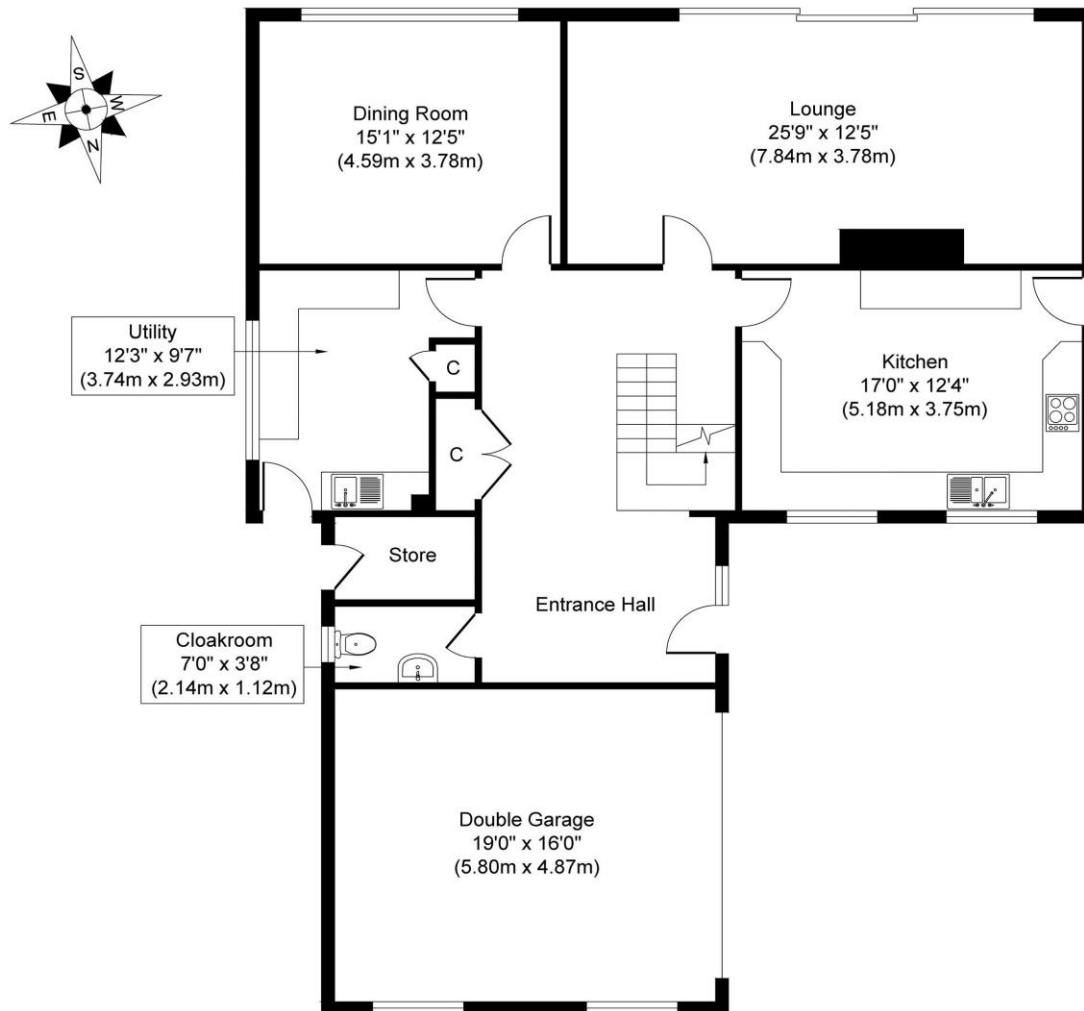
Inside, a generous entrance hall leads to a cloakroom, a large utility room with external access, a fitted kitchen, a separate formal dining room, and a spacious family lounge featuring a fireplace and sliding doors opening to the garden. Upstairs, four well-proportioned bedrooms include a principal bedroom with en-suite, complemented by a family bathroom and an additional cloakroom, completing the accommodation.

The setting of this home further enhances its appeal, positioned moments from Barton Broad, a designated Site of Special Scientific Interest and the second-largest broad within the National Park, managed by the Norfolk Wildlife Trust. The bustling boating hub of Wroxham, home to the Norfolk Broads Yacht Club, lies just four miles away, while the stunning North Norfolk coastline is less than ten miles from the doorstep. For wider amenities, culture and transport links, the historic city of Norwich is approximately a 30-minute drive.

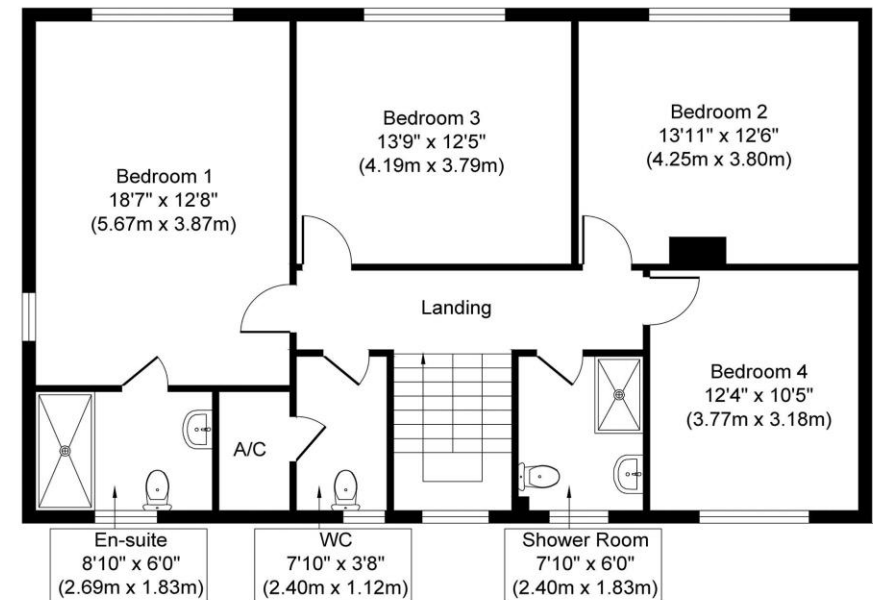




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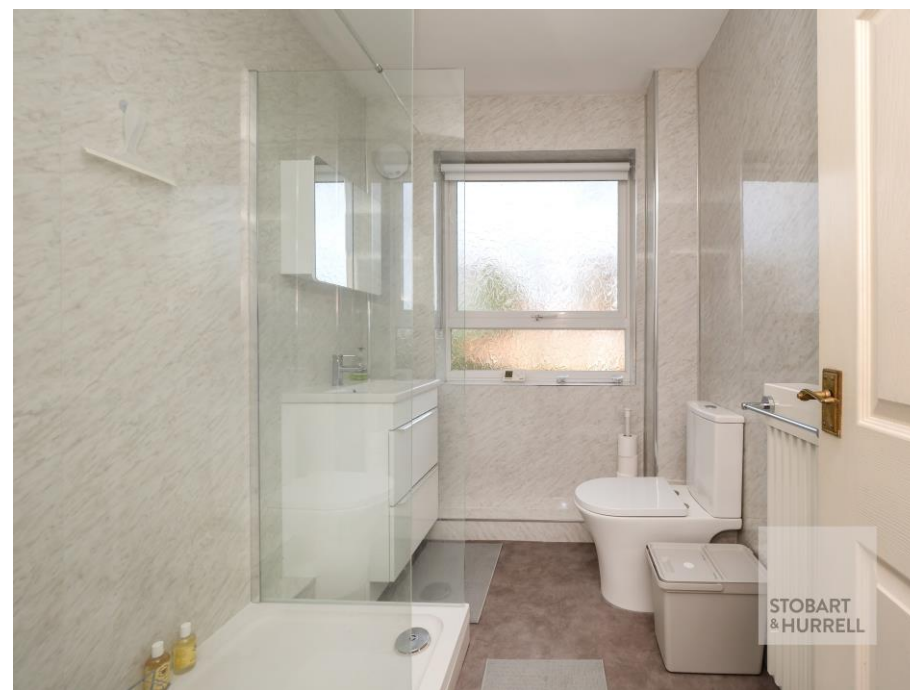


Ground Floor
Approximate Floor Area
1159 sq. ft
(107.68 sq. m)

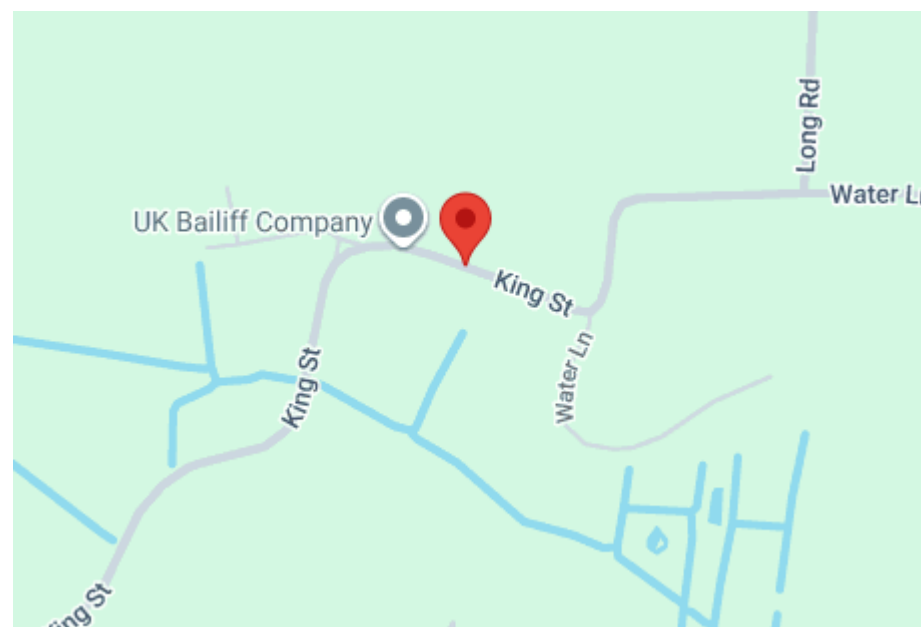


First Floor
Approximate Floor Area
1028 sq. ft
(95.47 sq. m)

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. 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		
69-80	C		80 C
55-68	D		
39-54	E	45 E	
21-38	F		
1-20	G		





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Unit 3A, Station Business Park, Horning Road West, Hoveton, Norfolk NR12 8QJ

www.stobarthurrell.co.uk

enquiries@stobarthurrell.co.uk

01603 782 782

