



£280,000

3 Bedroom Semi-Detached House for sale
7 Forge Close, Old Buckenham, Attleborough





Overview

Modern home in family-favourite Old Buckenham! This home enjoys an enviable location in this thriving Norfolk village, complete with expansive 40-acre green, well-rated schools, welcoming pubs, and the exciting Old Buckenham Country Park. [Click here for details...](#)



Key Features

- Spacious 3-Bedroom Semi-Detached Home
- Two Local Pubs, Corner Shop and Post Office Within an Amble
- Largest Village Green in Norfolk on the Doorstep
- Generous Living Space - Can be Used Open-Plan or Separate
- Three Well-Proportioned Bedrooms
- Under Floor Heating and Ample Storage
- Quiet Walk to Good Nursery, Primary and Secondary Schools
- 10-Minute Drive of Wider Amenities, Train Station and A11





Welcome to Forge Close, Old Buckenham, NR17. This spacious 3-bedroom semi-detached home offers modern living while embracing the charm of the village, home to Norfolk's largest village green. Finding the perfect balance of peaceful village life with conveniences right on your doorstep may not be that difficult.

Featuring underfloor heating, the ground floor provides a good-sized kitchen, flowing seamlessly into a separate dining room perfect for casual mealtime and entertaining while overlooking the garden. A generous lounge is great for relaxation, while practical touches include under stair storage and a cloakroom.

The first floor offers two well-proportioned double bedrooms, with the primary bedroom boasting built-in storage and an en-suite shower room. A versatile single bedroom, also with built-in storage, offers flexibility as a home office or nursery. The bathroom benefits from a Velux window, heated towel rail and cupboards. Additional storage over the stairs plus a sizeable boarded loft space, complete with fitted ladder, will help towards clutter-free living.

Offering a low-maintenance exterior allows more time to enjoy the surrounding natural beauty, while its thoughtful design maximizes space and natural light throughout. This home places you just a hop and a skip from the local corner shop complete with a post office and the green.

Located within a 10-minute drive of Attleborough and the A11, amenities on a larger scale are easy to reach including train links to Norwich, Cambridge, London and Stansted Airport. Between the pubs and Old Buckenham Country Park, there are a whole host of local events throughout the year, not to mention the Old Buckenham Air Show.

Low-maintenance living in a friendly village setting with two highly-regarded pubs just a stroll away. Sounds like the lifestyle you're seeking? Call us 24/7 to book your viewing.

What3Words: ///asterisk.smarter.families



Lounge

14' 9" x 10' 10" (4.50m x 3.31m)

Fitted carpet with underfloor heating, uPVC double-glazed window, freestanding feature fireplace with hearth, coving, ceiling light, thermostat, multiple sockets with USB and TV aerial.

Dining Room

10' 4" x 8' 5" (3.16m x 2.59m)

Tiled flooring with underfloor heating, uPVC double-glazed patio doors onto the garden, hardwired ceiling light, coving, multiple sockets with USB and thermostat.

Kitchen

10' 3" x 8' 10" (3.14m x 2.71m)

Tiled flooring with underfloor heating, uPVC double-glazed window, fitted base and wall-mounted units, integrated electric oven, electric hob, dishwasher and extractor hood, splashback tiling, hardwired ceiling light, coving, multiple sockets, thermostat and houses the boiler.

WC

7' 0" x 3' 1" (2.14m x 0.95m)

Tiled flooring with underfloor heating, obscured uPVC double-glazed window, wash hand basin, toilet and ceiling light.

Bedroom One

10' 10" x 10' 4" (3.31m x 3.15m)

Fitted carpet, uPVC double-glazed window, built-in storage and wardrobes, ceiling light, multiple sockets, coving and radiator.

Ensuite Shower Room

10' 10" x 2' 7" (3.31m x 0.79m)

Vinyl flooring, wash hand basin, toilet, shower unit with glass doors, heated towel rail, ceiling light and coving.

Bedroom Two

11' 11" x 10' 11" (3.64m x 3.33m)

Fitted carpet, uPVC double-glazed window, radiator, ceiling light, multiple sockets and radiator.

Bedroom Three

7' 1" x 6' 6" (2.16m x 2.00m)

Fitted carpet, uPVC double-glazed window, built-in storage, coving, ceiling light, multiple sockets and radiator.

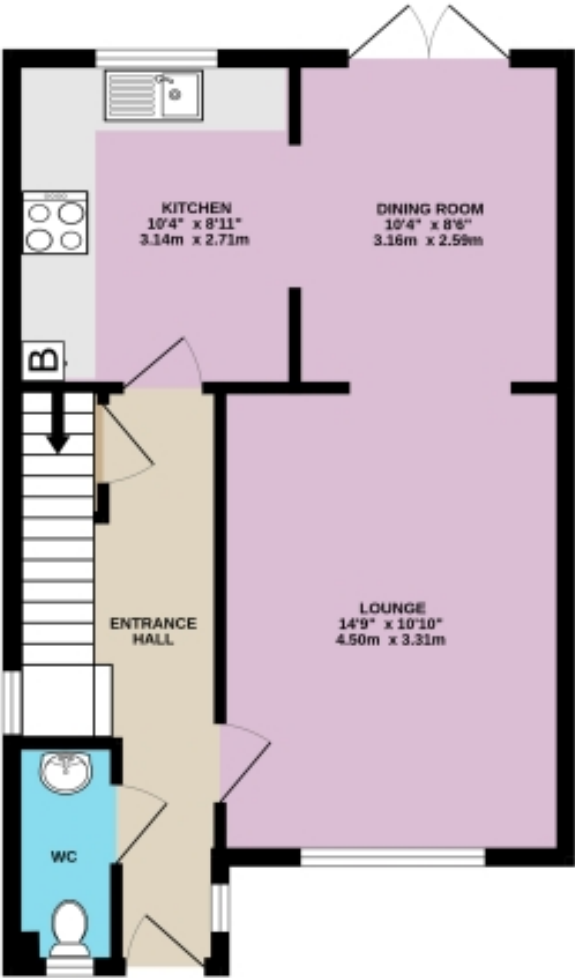
Bathroom

6' 6" x 5' 5" (1.99m x 1.67m)

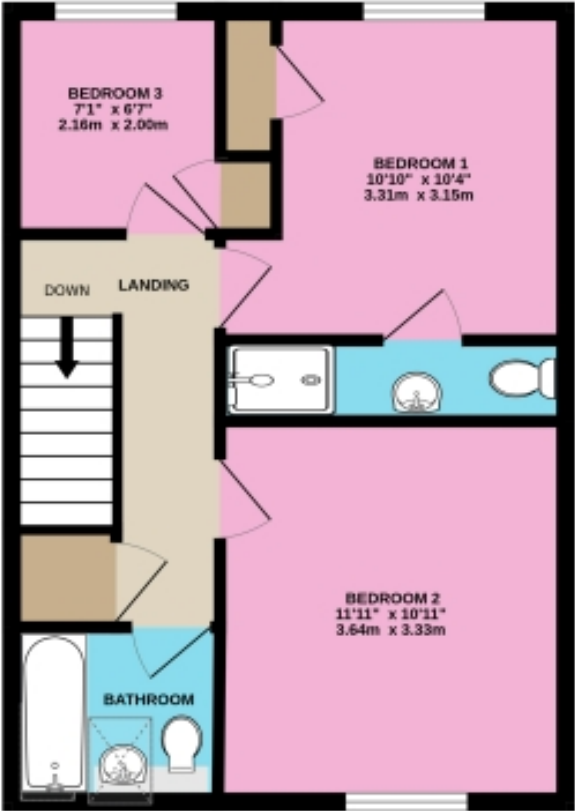
Vinyl flooring, uPVC double-glazed Velux window, bath with shower mixer and nozzle, splashback tiling, back-to-wall toilet, Vanity wash hand basin, heated towel rail, ceiling light and coving.

Floorplans

GROUND FLOOR
458 sq.ft. (42.5 sq.m.) approx.



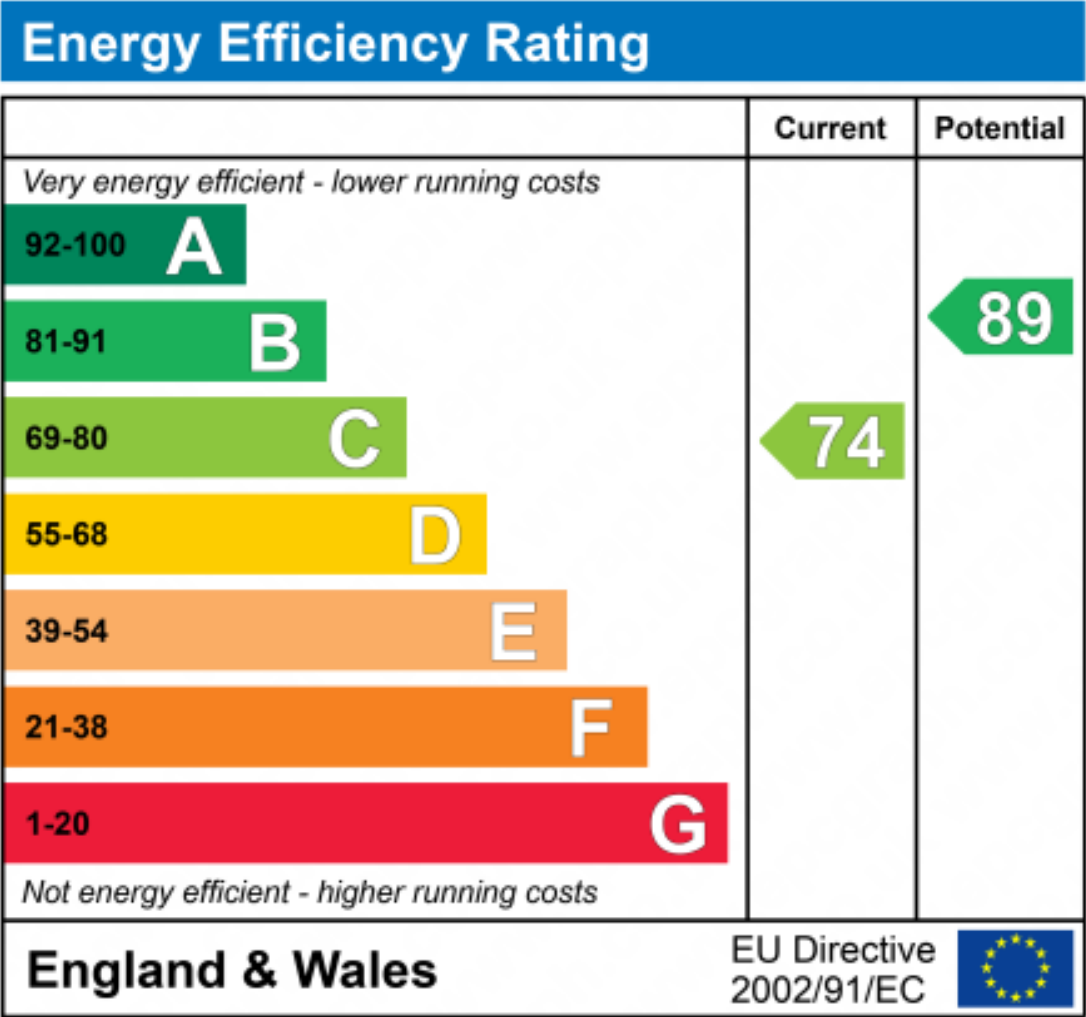
1ST FLOOR
429 sq.ft. (39.9 sq.m.) approx.



3-BEDROOM SEMI-DETACHED HOUSE

TOTAL FLOOR AREA : 887 sq.ft. (82.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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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