



THE STORY OF

19 High Street

Overstrand, Norfolk

SOWERBYS



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19 High Street

Overstrand, Cromer, Norfolk
NR27 0AB

Elegant Period Residence with Timeless Character

Offered with No Onward Chain

Brimming with Turn-of-the-Century Charm

Striking Curved Art Deco Staircase

Beautifully Established Gardens
Offering Privacy and Colour

Generous Driveway with Ample
Parking Provision

Versatile Ancillary Accommodation

Ideal for Multi-Generational
Living or Guest Quarters

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Tucked away behind mature, private gardens and accessed via a tree-lined drive, the property enjoys a real sense of seclusion while remaining just moments from the High Street and beach.

Built in 1904, this beautifully maintained home spans three floors and includes a fully self-contained annexe—ideal for extended family, guests, or potential rental. Period features are found throughout, including a striking curved Art Nouveau/Deco staircase, and a secondary rear staircase, once likely used by staff.

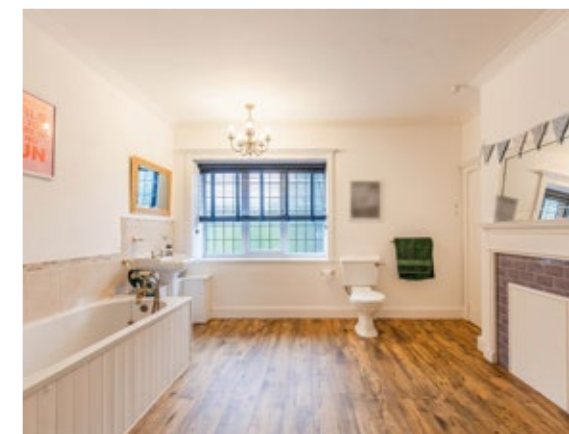
The ground floor offers generous, light-filled living spaces, including a welcoming entrance hall, a formal dining room with space for informal meals, a spacious sitting room, and a bright garden room with views onto the lawn. There's also a well-appointed kitchen, utility room, and cloakroom, making this level both practical and characterful.

The annexe, accessed via its own private entrance and with separate utilities, includes a sitting room, kitchen, large bedroom with dressing area and ensuite, a secondary entrance and useful side storage, providing excellent independence and versatility.



Elegant Edwardian home
near the coast, offering
privacy, space, and a self-
contained annexe for
flexibility.





Upstairs, the first-floor centres around a naturally lit landing, leading to the main bedroom with dressing room, a further double bedroom, a spacious family bathroom, a study, separate WC, and extensive built-in storage. Both main and rear staircases offer flexible access to all floors.

The second floor adds two more bedrooms, another kitchen, a shower room, and storage, ideal for guests, older children, or use as an additional living area or workspace.

Outside, the home sits within a generous, enclosed garden bordered by mature trees and hedging, offering excellent privacy. A large terrace and lawns provide ideal space for outdoor dining and relaxation. The property also benefits from a long driveway with ample parking, a garage with two attached workrooms, a carport, and further utility and bin storage areas.

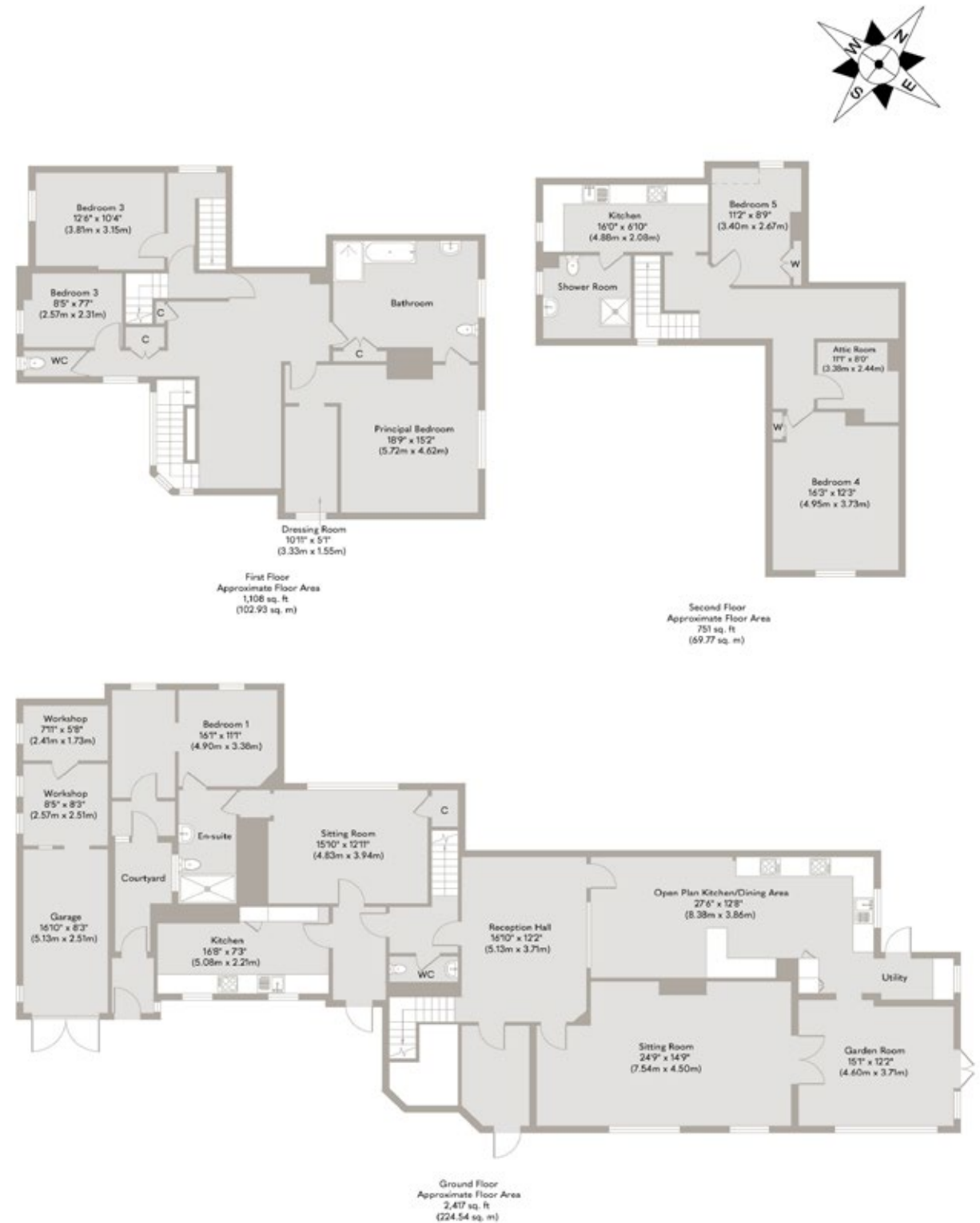
A rare opportunity to acquire a character-filled coastal home with space, privacy and flexibility in one of North Norfolk's most desirable villages. Viewing is strongly advised.





The mature, tree-lined garden is a true sanctuary. Private, peaceful and perfect for family life or entertaining.





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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Overstrand

AN AREA OF OUTSTANDING
NATURAL BEAUTY...

The coastal village of Overstrand stands on the north Norfolk coast which is designated as an area of outstanding natural beauty.

The village, which is part of what is sometimes called Poppy Land, offers a sandy beach, shops, post office, public house and hotels, a bus service passes through the village to the neighbouring resort town of Cromer where more comprehensive facilities can be found including the tallest parish church tower in the county, museums, a variety of shops, cinema, galleries and cafes.

There are good transport links via bus and train to Norwich (30 minutes) and onto London (2 hours) and there is a regional airport at Norwich. Sporting facilities include The Royal Cromer Golf Club and Cromer Lawn Tennis and Squash Club which offers some of the finest grass courts in the country. There are opportunities for sailing at Blakeney and on the Norfolk Broads.

With an elegant pier, Pavilion Theatre and grand Victorian villas, many with panoramic views over the pebble and sand beach, it's easy to see why Cromer has perennial appeal to staycationers and permanent residents alike. Banksy recently visited the town on a headline-making 'spraycation' which focused the media's attention on the east side of the Norfolk coast, and in recent years there has been a regular flow of relocaters from the capital and home counties looking for a life by the sea.



Note from Sowerbys



“This spot strikes a perfect balance: tucked away in peace and privacy, yet just moments from the High Street and beach.”



SERVICES CONNECTED

Mains water, gas, drainage and electricity. Gas central heating.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

E. Ref:- 9712-1625-6090-0295-8226

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: ///weeps.twig.hobbies

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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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