



THE STORY OF

# Poppyland

*Thornham, Norfolk*

SOWERBYS





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# Poppyland

The Green, Thornham, Norfolk  
PE36 6NH

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Detached House

Four Double Bedrooms

Coastal Views

En-Suite

Family Bathroom

South-Facing Garden

Close to Village Amenities

Spacious Sitting Room

Ground Floor Bedroom

Ample Off-Street Parking

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Poppyland, a coastal retreat to call home. Tucked away in the heart of Thornham, this charming and generously proportioned, four double bedroom detached home offers an idyllic blend of space, comfort, and timeless Norfolk charm. Nestled on The Green in one of the village's most sought-after addresses, this much-loved retreat has been a treasured home from home for three generations of the same family, a true testament to its warm and welcoming spirit.

Inside, this is a home designed for relaxed living and easy entertaining. The spacious sitting room is a haven all year round, with a cosy log-burner for chilly winter evenings and french doors to the garden, letting in the sea air on lazy summer days. The large, well-equipped kitchen/dining room is perfect for family meals or long, laughter-filled suppers with friends. The ground floor also offers a versatile layout with a double bedroom ideal for guests or those seeking single-level living, a snug for quiet moments, and a handy utility room.

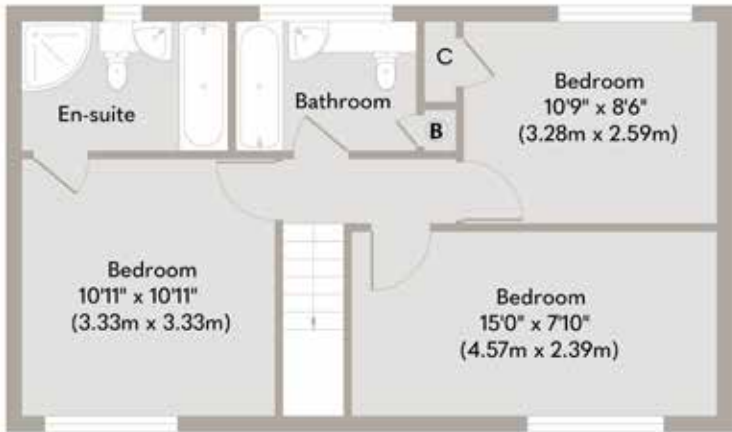
Upstairs, three further double bedrooms provide peaceful sanctuaries, including a generous principal bedroom with en-suite. From the upper floor, savour sweeping open views across the countryside - a daily reminder of your peaceful, coastal surroundings. A well-appointed family bathroom serves the remaining bedrooms.

Outside, there's ample off-street parking at the front, whilst to the rear, a large, south-facing garden invites you to relax, play, and soak up the sun. Fully enclosed, it's a safe and joyful space for children to explore and play freely.

With the village's acclaimed pubs, renowned deli, and picturesque beach all within easy strolling distance, Poppyland offers the very best of Norfolk coastal living - whether as a permanent residence or an exceptional weekend escape.

This is more than just a house, it's a home filled with history, heart, and happy memories, ready for a new chapter to begin.





First Floor  
Approximate Floor Area  
494 sq. ft  
(45.90 sq. m)



Ground Floor  
Approximate Floor Area  
944 sq. ft  
(87.67 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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# Thornham

A COASTAL BOLTHOLE  
WITH MANY FOODIE HOTSPOTS

Thornham may just be the quintessential Norfolk coastal bolthole. With plenty of brick and flint cottages and larger period homes just a short walk from the water's edge and nature reserve, dig a little deeper and you'll also discover it is a fantastic foodie hotspot with a clutch of award winning pubs and eateries, along with a boutique retail park. Once a largely forgotten village on the run between Hunstanton and Burnham Market, over the past decade Thornham has evolved into a chic stop.

Historically a centre of trade and seafaring, the village was used by the Romans and saw fierce conflict between smugglers over the centuries until the harbour silted up in the early 20th century. Many of the traditional fishermen's cottages have been gentrified with a soft palette and contemporary coastal style and life now moves at a calmer pace.

Start the day with a slow brunch at Thornham Deli before picking up some nibbles at the food counter or browsing its quirky lifestyle store. Then, continue your retail therapy a little further along the coast road at Drove Orchards, which seems to have something fresh each season. Or take it easy and fill your basket at the Farm Shop – with a small meat counter, deli, bakery and pantry selection, plus a satellite of Gurneys Fish Shop next door, dinner's sorted. Open Sky Cycles can also be found here, offering bike hire, making this a great base to leave the car and explore.

Drove Orchards is also home to the original, award winning Eric's Fish & Chips and Eric's Pizza, located in a neighbouring Yurt, where traditional dishes have been given a contemporary spin. But if you are looking for good pub grub, head to The Lifeboat Inn or The Orange Tree – both located within this small but prominent village. Whilst some stumble upon Thornham by accident while touring the coastline, there are many who have decided to make it a place to call home.



## Note from the Vendor



“Our favourite view is over the marshes to the sea from our bedroom window.”



## SERVICES CONNECTED

Mains electricity, water and drainage. Oil fired central heating.

## COUNCIL TAX

Band E.

## ENERGY EFFICIENCY RATING

To be confirmed.

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: ///dynamic.owned.nitrate

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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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