



THE STORY OF

Sanderling

Thornham, Norfolk

SOWERBYS



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Sanderling

Thornham, Norfolk
PE36 6NN

Period Cottage

Two Double Bedrooms

Open Plan Living

Recently Refurbished

Peaceful Location

West Facing Garden

Exposed Beams

Close to Village Amenities

Off Street Parking

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Nestled in the heart of the sought-after North Norfolk coastal village of Thornham, Sanderling is a beautifully presented Victorian cottage that perfectly blends period charm with contemporary living.

This recently refurbished, two-bedroom property offers the quintessential Norfolk lifestyle in a peaceful yet well-connected setting. Step inside, and you'll immediately be welcomed by the warmth of exposed beams and characterful touches that only a period home can offer.

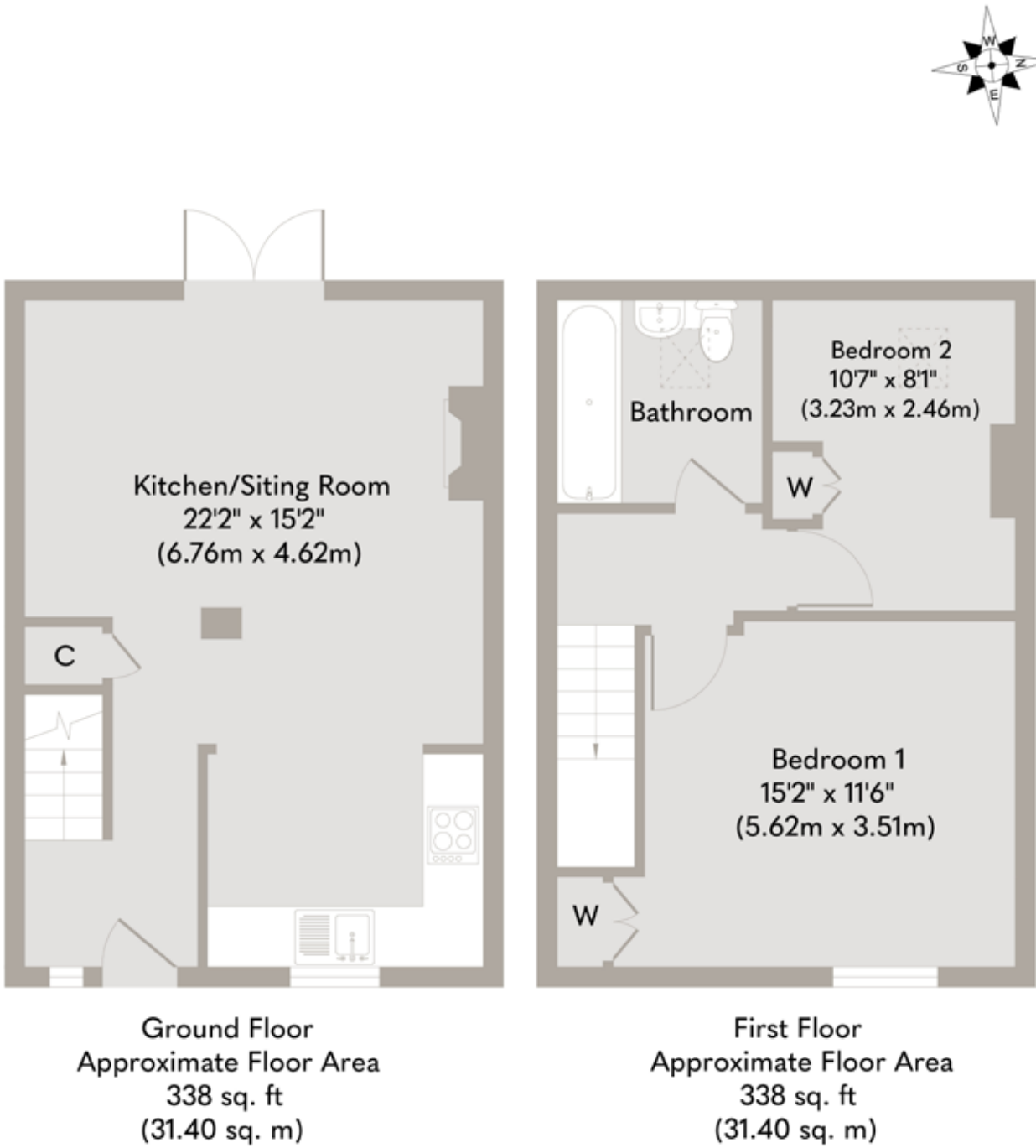
The heart of the home is the open-plan living area – a bright and airy space ideal for relaxed everyday living or entertaining guests after a day on the coast. Thoughtfully updated throughout, the interiors retain their historic charm while offering modern comfort. Upstairs, you'll find two generously sized double bedrooms, each offering a tranquil retreat with plenty of natural light.

Outside, the west-facing garden looks out over two acres of shared lawns and open fields, providing a private haven to enjoy Norfolk's stunning sunsets – perfect for alfresco dining or simply soaking up the peaceful surroundings. There's also the convenience of off-street parking, a real bonus in this popular village.

Tucked away in a quiet location yet just a short stroll from Thornham's acclaimed pubs, eateries, and coastal walks, Sanderling offers the best of both worlds: a serene home with all the charm of North Norfolk living, moments from everything this vibrant village has to offer.

Whether you're looking for a full-time residence, weekend escape, or holiday investment, Sanderling is a rare find on this stretch of unspoilt coastline.





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 palette of soft pastel hues and contemporary coastal styles: Life moves at a calmer pace here.

Walk barefoot across the lawns and 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. Walk through the Jubilee meadow and orchard- keep an eye out for hare and Muntjac- to 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 Sowerbys



“...perfect for alfresco dining or simply soaking up the peaceful surroundings.”



SERVICES CONNECTED

Mains water, electricity and drainage. Electric central heating.

COUNCIL TAX

Band to be confirmed.

ENERGY EFFICIENCY RATING

D. Ref:- 3235-3726-2500-0624-1296

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: ///request.tastings.swatted

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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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