



THE STORY OF

# 22 Mill Green

*Burnham Market, Norfolk*

SOWERBYS





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# 22 Mill Green

Burnham Market, Norfolk  
PE31 8DY

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Detached Corner Position

Fully Refurbished Throughout

Three Double Bedrooms

En-Suite and Bathroom

Stunning Open Plan Kitchen/Dining Room

Private South Facing Garden

Sheltered Patio with Electric Awning

Garden Office

Garage and Off Street Parking

Short Walk to all Village Amenities

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**SOWERBYS BURNHAM MARKET OFFICE**

01328 730340

[burnham@sowerbys.com](mailto:burnham@sowerbys.com)







Tucked away on a desirable corner plot at the eastern end of North Norfolk's most desirable village, 22 Mill Green is a beautifully presented, single-storey home that has been transformed through a meticulous two-year renovation.

Thoughtfully extended and reimagined, this three-double-bedroom residence offers effortless modern living while embracing the relaxed charm of its village setting. At its heart lies a stunning open-plan living space, seamlessly flowing from a welcoming sitting area to a stylish dining zone and into the beautifully designed kitchen. A central breakfast bar and lantern ceiling flood the space with natural light, creating an inviting hub for family and friends. In the warmer months, slide back the bifold doors, extend the awning, and enjoy the seamless transition between indoor and outdoor living as a gentle coastal breeze drifts through.

The south-facing garden, which also benefits from western sun exposure, is a true suntrap, offering complete privacy. Whether dining alfresco, unwinding with a book, or simply soaking in the fresh sea air, this idyllic outdoor space is perfect for all seasons. For those working from home, a dedicated office sits discreetly at the rear of the single garage, providing a peaceful retreat for focused work or relaxation.

Ideally positioned, Mill Green is far enough from the village green to escape the peak season bustle yet just a short stroll from the village shop and an array of exceptional local amenities. Whether it's a morning coffee, a leisurely lunch, or an evening drink at one of the renowned pubs and restaurants, everything is within easy reach.

Lovingly enhanced by its current owners, 22 Mill Green is now ready for a new chapter—offering a rare opportunity to embrace village life at its finest in this exceptional coastal retreat.





We have lived here for nearly two years and have totally renovated the property which is now very easy to manage.







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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# Burnham Market

THE JEWEL IN THE  
NORTH NORFOLK CROWN

Treasured memories of family holidays, a day at the world-famous horse trials, or an afternoon browsing pretty boutiques-there are many ways to experience Burnham Market, the jewel of north Norfolk.

Located near the River Burn, the village is historically linked to Admiral Horatio Nelson, who lived nearby in Burnham Thorpe.

Refined elegance defines village life. Traditional homewares at Uttings, tasty treats at the Tuscan Farm Shop, Humble Pie Deli, or Gurneys Fish Shop, and handpicked wines at Satchells - this place savours the finer things. Dining out is a joy with award-winning Socius offering British-inspired tapas, and NoTwenty9's bar and restaurant providing a relaxed spot for summer evenings.

Fashion thrives on the Champagne coast. For chic style, head to Anna's boutique, The Hat Shop for fancy headwear, Gun Hill Clothing Company for country attire, or Joules and Jack Wills for casual wear. For culture, explore Burnham Market's art galleries-the Fairfax Gallery and Pococks the Artmonger. If you have little ones, visit Mable's sweet shop for traditional sweets.

Burnham Market and its smaller siblings, Burnham Deepdale, Burnham Norton, Burnham Overy Staithe, and Burnham Thorpe, boast some of the finest houses on the coast. Whether your dream is a Georgian classic, a traditional cottage, or a sleek contemporary house, this is a perfect place to discover your forever home.



## Note from the Vendor



Holkham Pinewoods

“Our favourite place to explore nearby is the beaches and pinewoods at both Holkham and Wells Next The Sea..”



## SERVICES CONNECTED

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

## COUNCIL TAX

Band C.

## ENERGY EFFICIENCY RATING

D. Ref: 9458-2845-7306-9203-2395

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: ///according.spice.shortcuts

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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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Registered office 54 Westgate, Hunstanton, Norfolk, PE36 5EL

