

Aurora



hatch
HOMES
Coastal

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BLAKENEY, NORFOLK



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Aurora symbolises new beginnings and the dawn of something extraordinary. Just like the illumination of the sky, this stunning home brings a fresh light to Blakeney, offering tranquil spaces and coastal living

A Serene Location

Living at Blakeney is like stepping into a coastal dream, where every day is a celebration of the Norfolk coast's natural splendour. Nestled in an Area of Outstanding Natural Beauty, Blakeney offers a picturesque lifestyle.

Imagine waking up to the smell of sea air, where a walk to the water's edge gifts sight of boats gently swaying on mud flats, framed by the vast, open skies which Norfolk is famous for.

Blakeney is a place where every view is Instagram-worthy, but more importantly, it's where your soul feels at home.

At high tide, kick off your shoes and wade into the cool, inviting waters. Whether you're paddling out on a board, leisurely drifting in a boat, or simply soaking in the serene beauty of the coastal inlets, the experience is pure bliss.

The coast is your playground, pluck some fresh samphire to add a taste of the sea to your dinner, or try your hand at crabbing on the quay.

Once a bustling medieval port, the village's history is etched in its

Guildhall and the towering Church of St. Nicholas. The spirit of Blakeney's trading past lingers, enriching the village's character. Now, the National Trust's Blakeney Point nature reserve is a sanctuary for thousands of birds, making it

Despite its peaceful atmosphere, Blakeney is a place where community thrives. Start your day with a pastry and a perfectly brewed coffee from Two Magpies Bakery, before trying the local dining scene, The White Horse offering hearty meals, while The Blakeney Hotel serves up an elegant supper with stunning views.

Blakeney's charm extends beyond its natural beauty and historic roots. The village is dotted with characterful brick and flint fishermen's cottages, tucked away in hollyhock-lined lanes known as lokes. This is a place where every house tells a story, and yours - in Aurora - is waiting to be written.





Gateway To More

Whilst a life spent in Blakeney, with its charm at your doorstep, is wonderful, it also places you in the heart of some of the county's most desirable and picturesque destinations.

A short drive inland brings you to Holt, a charming Georgian town renowned for its independent boutiques, art galleries, and antique shops. The town's elegant streets are lined with flint stone buildings, giving it a quintessentially Norfolk feel.

To the edge of the town is Gresham's School, a highly regarded public school with famed former students such as Sir James Dyson, Holt Country Park offering peaceful woodland walks, and Baconsthorpe Castle which provides a glimpse into the area's rich history.

For a sophisticated day out, Burnham Market, often referred to as the "Chelsea-on-Sea," is just a 30-minute drive away. This upmarket town is known for its chic atmosphere, with a mix of designer clothing stores, home-ware boutiques, and high-end delicatessens. The Hoste Arms, a renowned gastro-pub and boutique

hotel, is a perfect spot for a relaxing lunch or weekend retreat. Burnham Market's proximity to the coast adds to its appeal, offering easy access to the stunning beaches of Brancaster and Holkham, ideal for a scenic walk or family day out.

If you're looking for traditional seaside charm, Wells-next-the-Sea is another nearby gem. Known for its colourful beach huts and expansive sands, Wells offers a slower pace of life, with crabbing on the quay, ice cream shops, and excellent fish and chips.

Living in Blakeney means being surrounded by both the coastal beauty and the rural elegance of North Norfolk. With convenient access to stylish market towns, seaside escapes, and countryside walks, you'll never be short of things to do or places to explore in this delightful part of the world.

Luxury Redefined

Welcome to Aurora, an exquisitely re-imagined and newly extended home which effortlessly blends the charm of its original structure with the sleek, sophisticated lines of contemporary design.

As you step through the grand entrance, you are greeted by a spacious lobby which sets the tone for the entire home. The thoughtful renovation has opened up the living spaces, creating an airy flow which enhances the sense of light and space.

The lounge is a perfect retreat for relaxation, with expansive windows bathing the room in natural light, inviting the tranquil outside in.

The dining area seamlessly connects to the heart of the home, a state-of-the-art Neptune kitchen which boasts the finest in modern appliances and bespoke cabinetry. Whether you're a seasoned chef or an enthusiastic home cook, this design will inspire culinary creativity. The adjacent utility room provides additional storage and functionality, keeping the living areas clutter-free.

Aurora's study offers a peaceful, secluded space ideal for work or reflection, while the coats and boots area adds practical elegance, ensuring that everything has its place. The home's design prioritises

comfort, evident in the luxurious bedrooms, each a haven of peace and privacy. The principal suite is particularly noteworthy, featuring an opulent en-suite bathroom which rivals the best spas, complete with a walk-in shower and high-end fixtures. Additional en-suites in other bedrooms ensure that everyone enjoys their own private sanctuary.

The renovation has also introduced a mixture of heating solutions, including underfloor heating to the extension portion of the ground floor and oil heated radiators throughout, ensuring this is a home which is warm and inviting all year-round.

Step outside, and Aurora continues to impress with a beautifully landscaped garden, a golden chip driveway, and a handmade oak garage which perfectly complements the home's aesthetic.

Every element of Aurora has been carefully considered to offer the perfect balance of elegance, a home where every day feels like a retreat, and where your future is filled with endless possibilities.





First Floor



Ground Floor

Total Accommodation Approximately 2,421 sq. ft.

Specification

CONSTRUCTION

- Sandtoft Arcadia reclaimed roof tiles
- Painswick Grey fascias
- African Iroko wood cladding
- Cast iron effect guttering
- The Residence Collection legacy sash windows in Painswick Grey
- Stone gravel finished driveway
- Handmade Oak double garage with electric roller doors finished in Painswick Grey

EXTERIOR

- Norfolk black estate railing sweeping entrance to a private gate entrance flanked by brick piers
- African Iroko wood gates
- Turfed front and rear lawns
- Planted flowerbeds and hedging
- Outside tap
- Large format multi grey Indian stone to patios

KITCHEN

- Bespoke Neptune Kitchen in Chicester range, colour 'Shell' with chrome cup handles and beehive knobs
- 30mm Lagoon Quartz worktops and upstands
- Villeroy and Boch Belfast sink in both kitchen and utility room
- Qooker hot water tap to kitchen
- Premium Caple combi oven and Bosch hob
- Premium Caple Integrated full height larder fridge freezer
- Premium Caple integrated dishwasher
- Premium Caple wine cooler
- Integrated double bins

EN-SUITE BATHROOMS

- Burlington Range Edwardian pedestal sink in all en-suites
- Burlington shower mixers in all en-suites
- Burlington sink vanity units in blue with roll top basins, to the principal en-suite
- Burlington London Round soaking tub and exposed bath/shower mixer, to the principal en-suite
- Wood panelling to all en-suites
- Heated towel rails
- Mandarin Stone tiles to shower enclosures
- Shaver points

GENERAL – INTERIOR

- Hand painted staircase with premium weave wool carpet stair runner
- Oak internal doors throughout with brushed stainless steel contemporary handles
- Portway Arundel XL wood burner in study/ snug area
- Coir mat well to front door

FLOORING & LIGHTING

- Soft grey oak floorboards to kitchen, utility and reception rooms
- Soft grey oak effect floorboards to bathroom and en-suites
- Premium weave wool carpet in natural colour to all bedrooms, landing and study

GENERAL INFORMATION

- Mains water, electricity, and drainage
- Oil heating throughout with radiators
- Underfloor heating to the extension section of the property
- Telephone/broadband connectivity





Your Developer

A Hatch Homes property stands out for its distinctive qualities. Every detail of the homes they build, from the spaces in the homes to the materials used, reflects exceptional care and meticulous attention to detail.

Hatch Homes aims to redefine what homeowners can expect from new build specifications. Their goal is to both surprise and delight those who choose to live in their homes, creating spaces which instils a sense of pride for years to come.

Their approach ensures that every aspect of a home is carefully considered, allowing homeowners to simply enjoy their new surroundings.

By focusing on small-scale developments, Hatch Homes

maintains an unparalleled level of quality which sets them apart from other builders. Their dedication to excellence is evident in every aspect of their work.

Striving to create homes which are more than just living spaces, they are environments where families can thrive. By consistently delivering exceptional quality and innovative design, Hatch Homes continues to build a reputation for creating homes which stand the test of time and are lovingly part of their communities.



Locating Aurora

New Road, Blakeney, Norfolk, NR25 7NY

What3words: ///sweeper.executive.school



For all enquiries, contact

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