









welcome to

Felbrigg Lodge School Road, Aylmerton Norwich

Detached Character Barn Conversion Nestled in Woodland on the edge of the Felbrigg Estate.











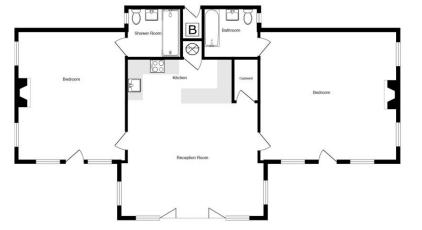


Location

Bramble is located on the outskirts of the village of Aylmerton, with The Roman Camp Inn and Murco petrol station at the top of the road, and a short drive from Cromer and Sheringham, two popular seaside towns with all the services you need. Both towns have excellent supermarkets, primary and secondary schools, doctor surgeries (Cromer has a small hospital that provides outpatient and some A&E services) and train connection to Norwich. Holt, a popular historic Georgian market town, is a few miles away and offers a variety of independent shops and galleries, as well as excellent pubs and cafes. Holt is also home to Gresham's School, one of the counties leading independent schools.

Description

Having been part of the successful Felbrigg Lodge Hotel for many years, This charming detached barn conversion offers seclusion and tranquillity nestled in the woods on the edge of National Trust land. Accommodation is on one level and all principal rooms face onto the lawned garden, Two generous bedrooms with luxury ensuite bathrooms flank the main reception room with walk-in storage and a brand new fitted kitchen, along with oil fired central heating and ample parking this property would suit either someone looking for a secluded retreat or a sought after holiday home. Viewings are essential to appreciate the setting and accommodation offered.







welcome to

Felbrigg Lodge School Road, Aylmerton Norwich

- Detached Character Barn Conversion
- Two Generous Double Bedrooms with Ensuites
- Main Reception room with Brand New Kitchen
- Stunning Woodland Setting
- Lawned garden and parking

Tenure: Freehold EPC Rating: E Council Tax Band: Deleted

£375,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/CRM109081



Property Ref: CRM109081 - 0003 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





01263 513764



Cromer@williamhbrown.co.uk



17 - 19 West Street, CROMER, Norfolk, NR27 9H7



williamhbrown.co.uk

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.