



INTRODUCING

6 Bader Close

King's Lynn, Norfolk

SOWERBYS



THE STORY OF

6 Bader Close

King's Lynn, Norfolk
PE30 4GA

Three Bedrooms Including
Two Doubles and a Single

Spacious Kitchen/
Dining Area with Sliding
Doors to the Garden

Generous Wrap-Around
Garden, Ideal for Entertaining

Off-Road Parking and
Single Garage

Close to Local Schools,
Hospital, and Amenities

Easy Access to Sandringham
and the North Norfolk Coast

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Positioned on the edge of the historic market town of King's Lynn, this well-presented three-bedroom home offers practical living, a generous garden, and easy access to both local amenities and the North Norfolk coastline.

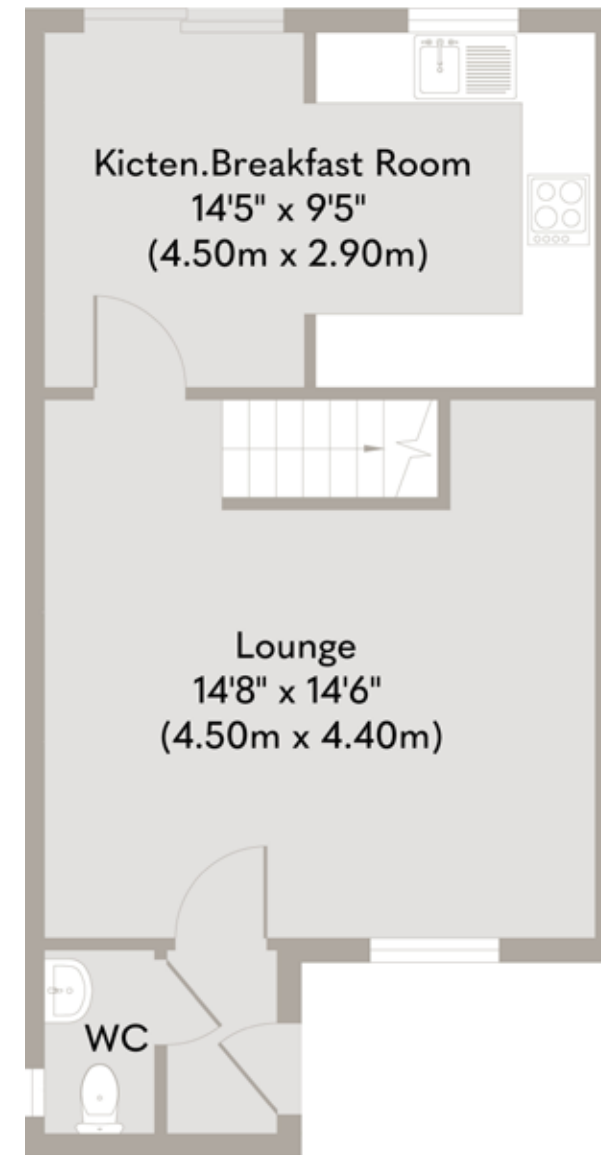
The ground floor welcomes you with an entrance lobby and convenient WC, leading into a comfortable living room - ideal for relaxing at the end of the day. At the rear, the kitchen and dining area is a sociable space, with a sliding door opening onto a generous wrap-around garden - perfect for enjoying the outdoors or entertaining family and friends.

Upstairs, you'll find two double bedrooms and a third single - ideal as a child's room, home office or guest space - all served by a modern family bathroom.

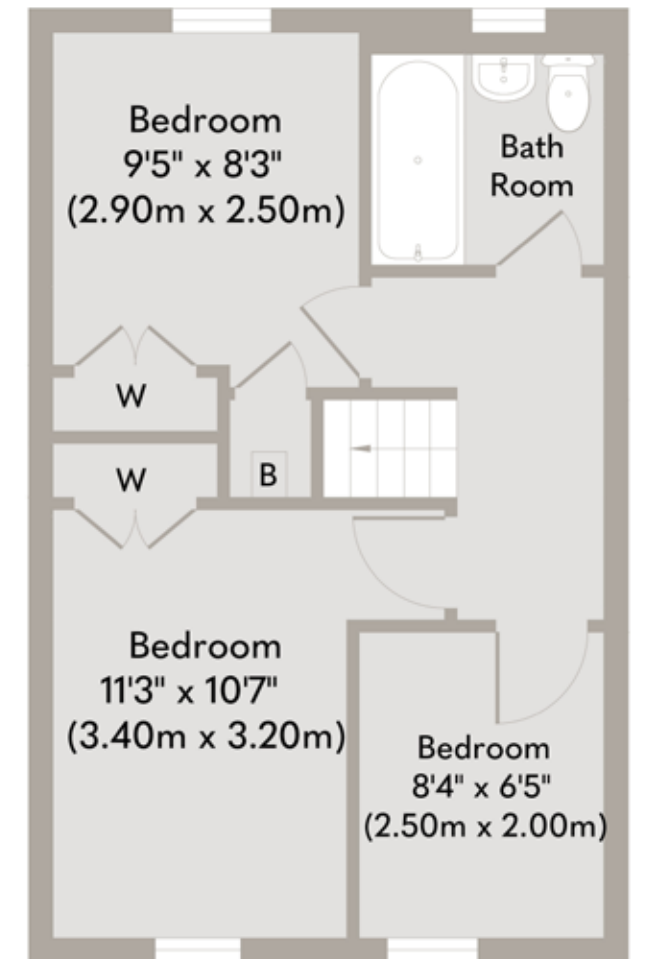
Outside, the property benefits from off-road parking and a single garage, while the garden offers plenty of room for play, planting, or simply unwinding.

This is a fantastic opportunity for first-time buyers, growing families or investors alike. The home is ideally located for the Queen Elizabeth Hospital and Hardwick commercial area, with local schooling nearby making day-to-day family life that bit easier. And with the A149 close at hand, days out to Sandringham or the stunning North Norfolk coast are just a short drive away.





Ground Floor
Approximate Floor Area
391 sq. ft
(36.34 sq. m)



First Floor
Approximate Floor Area
358 sq. ft
(33.30 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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King's Lynn

AN HISTORIC MARKET TOWN IN WEST NORFOLK

Perched on the banks of the River Ouse, King's Lynn has been a centre of trade and industry since the Middle Ages, and its rich history is reflected in the many beautiful buildings which still line the historic quarter.

Originally named Bishop's Lynn, during the reign of Henry VIII the town was surrendered to the crown and took the name King's Lynn. During the 14th century, Lynn was England's most important port, dominated by the Hanseatic League. Although the growth of London later eroded the port's importance, ship-building and fishing became prominent industries, the latter of which is documented at True's Yard Museum.

With more than 400 listed buildings, two warehouses – Hanse House and Marriott's Warehouse – still stand in the centre of the town, along with King's Lynn Minster and Custom House. These have appeared as stars of the screen in numerous period dramas and it's not unusual to spot a camera crew and cast on location.

King Street, which runs from Tuesday Market Place to the Custom House was once known as 'Stockfish Row' for the number of fish merchants that lived there. With a listed building every 26ft, Sir John Betjeman described it as one of the finest walks in England. In 1845, there were at least ten pubs on this street alone, and although these have faded away a relatively new arrival is the WhataHoot distillery with its gin school and handmade spirits.

With Cambridge, Peterborough and Norwich all within an hour's drive and a direct rail line into London King's Cross arriving in the capital in just 1 hour 40 minutes, King's Lynn continues to attract a growing number of professionals seeking an easy commuter route.



Note from Sowerbys



The Royal Sandringham Estate is famous worldwide.

“Being so well-located for a beautiful and popular area such as Sandringham is a real benefit of this home.”



SERVICES CONNECTED

Mains water, electricity, gas, and drainage. Gas-fired central heating.

COUNCIL TAX

Band B.

ENERGY EFFICIENCY RATING

C. Ref:- 7137-9426-3200-0808-7206

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: ///rainwater.pranced.zoom

AGENT'S NOTE

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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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