



S

THE STORY OF

5 The Home Close

Dereham, Norfolk

SOWERBYS



THE STORY OF

5 The Home Close

Dereham, Norfolk,
NR19 1FE

Highly Versatile Detached Chalet

Exclusive Private Cul-De-Sac Position

Within Walking Distance to Town
Centre and Amenities

Sitting Room, Dining Room and Kitchen

Highly Useful Boot Room Extension

Four Spacious Bedrooms Over Two Floors and
Two En-Suite Both with Underfloor Heating

Immaculately Presented and Highly
Specified Throughout

Front and Rear Gardens

Ample Driveway Parking and Double
Garage and EV Charging Point

SOWERBYS DEREHAM OFFICE

01362 693591

dereham@sowerbys.com





This beautifully designed four-bedroom detached chalet is impeccably maintained, having undergone extensive renovations and enhancements by its current owners to meet exceptionally high standards. Situated among just five impressive residences in the corner of a secluded and private cul-de-sac, it offers convenient access to the town centre within a short stroll.

Inside, the property boasts spaciousness, featuring generously sized bedrooms and reception areas. Upon entry, you're welcomed by a wide and welcoming hallway that leads seamlessly to a comfortable sitting room. From there, double doors lead into the dining room, offering access to the garden and flooding the interior with ample natural light.

The ground floor also encompasses a well-equipped kitchen, separate utility room with rear garden access, a newly added boot room, and a cloakroom, complemented by ample built-in storage throughout.

Two of the luxurious and airy bedrooms are situated on the ground floor, each enjoying its own private en-suite finished to impeccable standards, enhancing the home's versatility.

Upstairs, two spacious double bedrooms await, along with a generously sized bathroom and a landing area spacious enough to accommodate a study if desired. Ample fitted storage is available throughout.





Outside, the property is as inviting as the interior, with gardens to both the front and rear, a driveway, and a detached double garage. The west-facing rear garden captures the evening sun, providing a delightful outdoor space.

A standout feature of this remarkable home is its impeccable condition, boasting neutral décor throughout, offering the perfect canvas for the new owner to personalise. The quality of finishes is exceptional, including oak interior doors, modern double glazing and high-quality flooring. Discerning buyers will find it challenging to find fault with this delightful home, which caters to individuals of all ages and various living requirements.





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.
Copyright V360 Ltd 2025 | www.houseviz.com

Dereham

LOCATED IN THE
MIDDLE OF NORFOLK

Nestled in the Brecklands, Dereham is a classic country market town with Georgian architecture and more recent developments.

In the eighth century, Anna, King of East Anglia's youngest daughter, founded a nunnery and prayed for a miracle during a famine. Two deer appeared daily, providing milk. When a huntsman tried to capture them, he was killed after being thrown from his horse, believed to be divine retribution. This event is depicted on a town sign at the entry to Butter Market from the High Street.

Today, Dereham boasts a twice-weekly market on Tuesdays and Fridays, numerous independent shops, and free parking, making it a great spot for an afternoon browse. Notable landmarks include the Mid-Norfolk Railway, running 1950s railcars to Wymondham Abbey, the Grade II listed Dereham Windmill, and Bishop Bonner's Cottage, the oldest building in town, established in 1502.

Nearby attractions for heritage enthusiasts include Gressenhall Farm and Workhouse, Castle Acre Castle and Priory, and the National Trust property Oxburgh Hall, all within a short drive.

For dining, try Spice Fusion curry house or The George Hotel, Bar and Restaurant, known for its excellent accommodation, food, and award-winning drinks. Brisley, 6.5 miles away, hosts The Brisley Bell, a highly acclaimed pub, while The Old Dairy in Stanfield offers artisan bread and produce.

With good local schools, a leisure centre, and a golf course, Dereham and its surrounding villages provide an ideal blend of Norfolk country living with easy access to Norwich and the coast at Wells-next-the-Sea, just 22 miles away. Discover this Norfolk gem.



Note from the Vendor



“We are walking distance to all amenities in Dereham and also close to Scarning Meadows for a lovely walk.”



SERVICES CONNECTED

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

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

C. Ref:- 0751-2860-7572-9928-5605

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: ///hairpin.cones.incisions

AGENT'S NOTE

Please note some of the mature trees within the properties curtilage are subject to TPO'S (Tree Preservation Orders).

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.

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.



Sowerbys Estate Agents Limited is a company registered in England and Wales, company no: 05668606.
Registered office 54 Westgate, Hunstanton, Norfolk, PE36 5EL

