



THE STORY OF

18 Hackford Road

Wicklewood, Norfolk

SOWERBYS



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18 Hackford Road

Wicklewood, Norfolk
NR18 9PZ

Beautifully Landscaped and Mature Gardens
Offering Year-Round Privacy and Colour

Spacious, Light-Filled Interiors With a
Seamless Flow Between Living Spaces

Principal Reception Rooms Opening Directly
to the Garden, Perfect for Entertaining

Impressive Principal Suite Enjoying
Tranquil Views Across the Grounds

Versatile Single-Level Living, Ideal for
Families or Downsizers Alike

Elegant Architectural Design Combining
Comfort With Sophistication

Generously Proportioned Bedrooms Designed
for Flexibility and Ease of Living

Peaceful and Secluded Setting While Remaining
Close to Amenities and Connections

A Rare Opportunity to Secure a Distinctive Home
in One of the Area's Most Desirable Addresses

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18 Hackford Road presents a rare opportunity to acquire an individually designed bungalow, discreetly nestled within an exclusive private development. This exceptional four-bedroom residence offers a lifestyle defined by elegance, privacy, and comfort, all set within beautifully landscaped and mature gardens that create a sense of sanctuary.

From the very first impression, the property captures attention with its unique design and carefully balanced proportions. Inside, the interiors are light-filled and spacious, with a considered layout that flows seamlessly from room to room. The principal reception spaces open directly onto the gardens, inviting natural light and offering a perfect setting for entertaining, al fresco dining, or simply enjoying the tranquillity of the outdoors.

The accommodation provides four generously proportioned bedrooms, each thoughtfully designed to combine practicality with comfort. The master suite is particularly impressive, creating a calm retreat with views across the gardens. Whether for a growing family or those seeking single-level living without compromise, the home adapts beautifully to a variety of lifestyles.

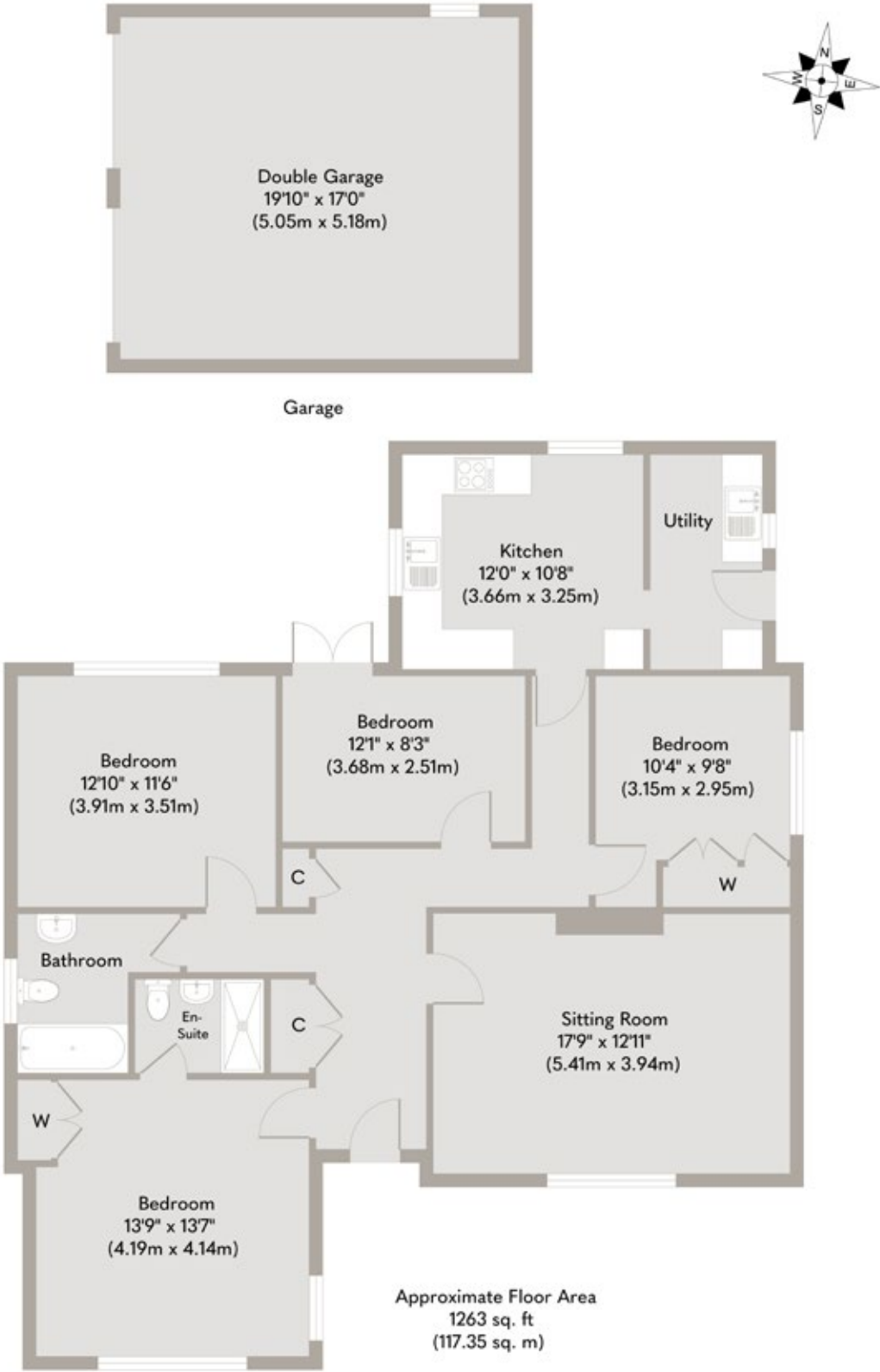
The mature gardens are a true highlight, with established planting and carefully designed outdoor areas providing colour, texture, and privacy throughout the seasons. From peaceful morning coffee spots to sweeping lawned areas ideal for gatherings, the grounds extend the living space and enhance the sense of exclusivity that the property offers.

Positioned within one of the area's most desirable addresses, 18 Hackford Road combines the advantages of a tranquil, tucked-away location with the convenience of nearby amenities and excellent transport connections. The result is a home that offers not just comfort and practicality, but also a lifestyle of distinction.



My home is quiet,
secluded, and secure.
I have lived here for
30 years, and in that
time there have been no
changes in the area that
affect the property.





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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Wicklewood

A DELIGHTFUL
COUNTRYSIDE VILLAGE

A small village close to Wymondham, Wicklewood enjoys a delightful countryside setting and is perfectly placed for access to Norwich, Cambridge and further afield. The village has a family orientated public house - The Cherry Tree, a church, and a primary school.

About 3 miles away, Wymondham is a bustling town, famous for its Abbey, and offers direct train links to Norwich, Cambridge and London, Kings Cross making the area ideal for commuting. Wymondham provides excellent facilities including a Waitrose supermarket and an interesting array of boutique shops, cafes, pubs and restaurants.

Attleborough, about 6 miles away, also has a range of amenities including four schools, a town hall, shops, coffee shops, bars, restaurants, takeaway restaurants and a doctors. If you are looking for attractions nearby you will find Banham Zoo, Melsop Farm Park, Hulabaloos and Combat Paintball and every Thursday you will find the local market, which was established in the town as far back as 1226.

The Cathedral City of Norwich is approximately 12 miles away and offers a number of sought after schools and colleges as well as a large number of restaurants, shops, supermarkets and services.



Note from the Vendor



“I love visiting Wymondham for its historic Abbey, bustling market square, and cosy cafés - it always has such a welcoming feel.”



SERVICES CONNECTED

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

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

D. Ref:- 2116-6636-6157-1915-4111

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: /kindest.comedy.belt

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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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