



Introducing
The Chapel
Shingham

SOWERBYS

Set behind electric timber gates and framed by beautifully landscaped gardens and woodland, this enchanting character home exudes warmth, charm, and timeless appeal. From the moment you step through the timber front door, you're welcomed into a practical yet inviting entrance hall with ceramic tiled flooring, built-in bench seating, and space for coats and boots - the perfect place to pause after a countryside walk.

At the heart of the home lies the impressive kitchen and dining room, a light-filled, double-aspect space complete with marble worktops, integrated Miele appliances, and bespoke floor-to-ceiling storage. Glazed doors open out to the rear garden, seamlessly connecting indoor comfort with outdoor tranquillity.

Adjacent sits a charming study with custom shelving, a built-in desk, and even a large walk-in safe - a unique feature that nods to the home's intriguing history.

Perhaps the most captivating space of all is the original chapel, now transformed into a breathtaking living area. Vaulted timber ceilings, arched windows, and a striking feature fireplace with slate hearth create an atmosphere that's both dramatic and deeply comforting. A further sitting room offers a quieter retreat with serene garden views - ideal for cosy evenings in.

The ground floor also includes a stylish bathroom and a well-equipped utility room with generous storage. Upstairs, the principal bedroom is bright and airy, with dual-aspect sash windows, built-in wardrobes, and a beautiful en-suite with a walk-in shower.

The versatile annexe adds yet another layer of appeal - it could serve perfectly as a third bedroom, an inviting guest suite, or a peaceful home office.

Set within approximately two acres of gardens and woodland, this property is a dream for those with pets - dogs will adore the open space, and there's even room

for a horse to enjoy. Mature trees, manicured lawns, and a generous patio provide an idyllic setting for outdoor entertaining or quiet moments surrounded by nature. This exceptional home offers privacy, character, and flexibility in abundance - a truly special place where historic charm and modern living meet in perfect harmony.

Available October 3rd on an initial 12-month tenancy. Pet-friendly.

SHINGHAM

Shingham is a rural hamlet, close to the village of Beachamwell and near to the thriving and historic market town of Swaffham. Swaffham has an extensive range of local amenities including shops, pubs and restaurants together with a variety of leisure and sports activities including an excellent Golf Club. The town has an extremely popular Saturday market and many interesting historic buildings including the parish church and 'The Buttercross'.

COUNCIL TAX

Band D.

ENERGY EFFICIENCY RATING

E. The reference number or full certificate can be obtained from Sowerbys upon request.

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.

AGENT'S NOTES

Pets By Negotiation

Oil Central Heating

Available October 3rd 2025

Unfurnished

12 Month Initial Tenancy

LOCATION

What3words - [///studs.amber.starfish](https://www.what3words.com/studs.amber.starfish)



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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