



Introducing
The Stables
Holt

SOWERBYS

The Stables forms part of a small and prestigious gated development, set within a private wooded environment, on the outskirts of Holt. This ornate converted Grade II listed residence boasts charming accommodation finished to a high standard, with underfloor heating, impressive vaulted ceilings throughout, entrance hall, spacious sitting room, fitted kitchen with built-in appliances, two double bedrooms and a shared en-suite bathroom. To the front of the property is an attractive south-facing courtyard garden with sun terrace and a small lawned garden to the rear. There are two allocated parking spaces.

Upon entering The Stables, prospective tenants are immediately welcomed to the entrance hall which, home to a utility room with an abundance of storage and plumbing for a washing machine, leads to the sprawling accommodation. The versatile sitting room boasts extensive dimensions with space for all desired contents and furnishings. Bathed in natural sunlight, the sitting room allows for entertainment and reception throughout all times of the day. The bespoke modern fitted kitchen is home to a wealth of both cupboard and worktop units and will be an absolute joy for food preparation. The fully equipped kitchen is offered with an integral electric oven, hob, microwave, dishwasher, fridge freezer and a water softener.

The principal bedroom at The Stables is a spacious double room with adequate dimensions for all traditional contents and furnishings. The principal bedroom is complete with French doors leading to a private rear garden. The second bedroom is, again, a comfortable double room which could alternatively be utilised as an office/study for those working from home. Dividing the bedrooms is a shared en-suite bathroom comprising a shower over bath, wash basin, WC, heated towel rail and a range of fitted shelves.

Externally The Stables benefits from front and rear low maintenance hard landscape enclosed gardens, in addition to two allocated parking space with an electric vehicle charging point.

The property is available from the 23rd August 2025.

HOLT

Holt thrives on a strong sense of community, supported by

proud residents and local businesses. Many champion the 'Love Holt' initiative, celebrating the independent shops that bring vibrancy to the Georgian town centre. The town hosts numerous local events throughout the year, including the Holt Festival and the 1940s Weekend, which takes over the town and the heritage 'Poppy Line' railway running between Holt and Sheringham.

Holt boasts traditional shops like a butcher, fishmonger, and greengrocer. It even has its own department store and food hall, Bakers and Larners, a local landmark run by the same family since 1770. Chic boutiques and luxe lifestyle stores fill the town and its surrounding yards, offering beautiful items for your home and wardrobe. Norfolk Natural Living, known for locally made fragrances, is a notable stop.

Life in Holt is leisurely, with numerous spots to enjoy a coffee or a meal. Byfords café, believed to be the oldest house in town, is a central landmark and an ideal place to watch the world go by. There's no rush—relax and savour country life! The town also hosts the historic Gresham's School.

Holt features an abundance of Georgian properties, especially around the town centre. Further out, you'll find leafy roads with stylish, detached 1930s family homes and well-designed contemporary houses that blend with the countryside. For those wanting to reconnect with nature, Holt Country Park and Spout Hills offer heathland and green spaces.

Holt is one of Norfolk's finest market towns, offering the perfect spot to enjoy country life. With easy access to the coast and city, if this sounds like your kind of place, let us help you find your next property.

AGENTS NOTES

No pets

Underfloor heating

Available 23rd August 2025

Two allocated parking spaces

Electric Vehicle Charging Point

COUNCIL TAX

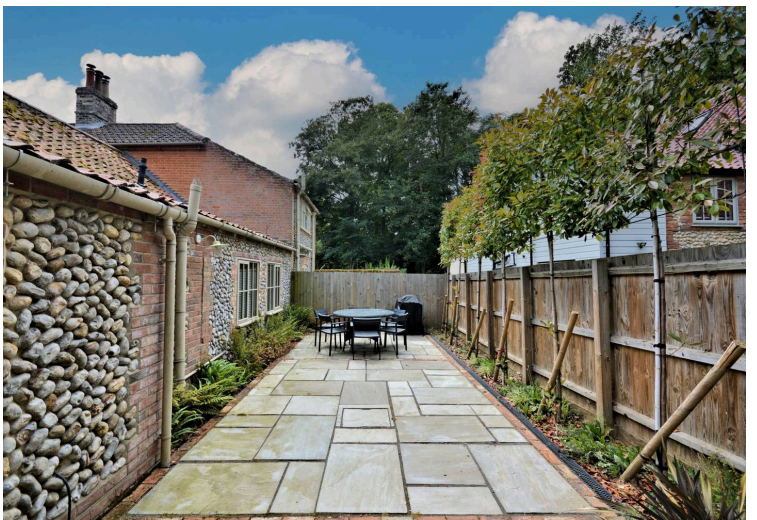
Band B.

ENERGY EFFICIENCY RATING

C.

LOCATION

What3words: [///limitless.canyons.twitchy](https://www.what3words.com/limitless.canyons.twitchy)



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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Registered office 54 Westgate, Hunstanton, Norfolk, PE36 5EL

