



Introducing
Buildings Farm, Creak Road
Syderstone

SOWERBYS

Upon arrival to the property, prospective tenants are immediately welcomed into an entrance hall which home to a cloakroom with WC leads to the well-appointed ground floor accommodation.

Featuring an abundance of both cupboard and worktop units with designated space for all traditional white goods, the modern fitted kitchen is ready for those looking to display their culinary skills. Neighbouring the kitchen, prospective tenants will find a generous dining room which lends itself for both entertainment and reception throughout all times of the day.

Flooded in natural light, the cosy sitting room benefiting from an operational wood burner, provides the perfect spot for relaxing amongst the upcoming Autumnal months. Completing the ground floor accommodation is a bathroom comprising a shower, bathtub, wash basin and a wall mounted cupboard.

Stairs in the sitting room lead to the 1st floor accommodation.

Both the primary and second bedrooms within the cottage are spacious double rooms which complete with fitted wardrobes share an enchanting countryside aspect. A second staircase located on the 1st floor landing lead to a mezzanine style third double bedroom boasting versatile dimensions for all desired furnishings. The third bedroom could alternatively be utilised as an office/study, ideal for those working remotely.

Externally, a neighbouring driveway provides ample parking for up to three vehicles. The private enclosed garden features a low maintenance lawn, a timber structure shed and a wealth of mature shrubbery.

The cottage is available now on an initial 12-month tenancy.

SYDERSTONE

Being only nine miles from the north Norfolk coast, Syderstone is well-known for its nature reserve and country walks. There is also St Mary's - a 900 year old round-towered church.

The nearest pub is the recently refurbished gastro pub, The Ostrich, in next door village of South Creak. Burnham Market and Fakenham, both have a wide variety of shops and facilities, and are only a short drive away.

Main line trains to London Kings Cross run from King's Lynn. Golf courses are to be found at Brancaster, Hunstanton and Fakenham.

Within easy reach of the sea, Fakenham is top of the list when it comes to market towns. While sandy beaches are just ten miles away, Fakenham is perfectly positioned halfway between King's Lynn and Norwich with easy reach to Holt and Swaffham, making for an easy commute.

Out of working hours, there's plenty to keep you entertained including the thriving independent Central Cinema, a perennial favourite with locals. Enjoy a fun glass-blowing session with the kids at Langham Glass, reconnect with nature at Pensthorpe or blow the cobwebs with a walk at nearby Sculthorpe Moor.

For something fancier, dress up to the nines and enjoy a day out and a flutter at Fakenham Racecourse, or team up with your playing pals for a round at Fakenham Golf Club, set in and around the racecourse. And Thursford is just four miles away with its magnificent collection of steam engines and organs - a visit to its Christmas spectacular gives a West End theatre excursion a run for its money.

AGENT'S NOTES

Unfurnished
Available Now
Oil Central Heating
Pets By Negotiation
12 Month Initial Tenancy

COUNCIL TAX

Band C

ENERGY EFFICIENCY RATING

D. 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.

LOCATION

What3Words - [///trailer.essay.trailing](https://trailer.essay.trailing)



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

