

Astley & co



Rose Cottage The Street, Hempstead Holt

Price: Guide
Price £350,000

Information

Potential as RESIDENTIAL HOME, HOLIDAY LET or a COMMERCIAL ENTITY with HOLIDAY YURTS. This Period Cottage has Three Bedrooms, Two Reception Rooms and a usually large, bisected garden around 1/5 acre (subject to survey).

The property needs updating but the rooms are spacious and have enormous potential to restore and improve retaining many of the original features such as the grand open fireplace in the sitting room and the exposed beams.

The bisected garden is completely enclosed, matured and established with hedges, trees, plants, pond and summer house with electric. This space lends itself to hosting possibly three or more YURTS which are favourable for glamping and especially in this north Norfolk quaint idyllic village.

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ESTATE AGENTS

Description

Dining Room 12' 2" x 11' 6" (3.7m x 3.5m)

Entrance door from The Street directly into the property. Window to front. Open plan to Lounge, exposed beams, radiator, door to kitchen, door with stairs to first floor landing

Lounge 12' 10" x 12' 6" (3.9m x 3.8m)

Window to front, open brick built original fireplace, open plan to dining room, radiator

Kitchen 12' 6" x 8' 2" (3.8m x 2.5m)

Door to side porch/utility, window to side, comprising a range of base and wall units with work-top, sink and drainer, spaces for appliances.

Utility room 5' 11" x 4' 11" (1.8m x 1.5m)

Window to rear, comprising base units with work-top, space and plumbing for appliances

Rear Utility Entrance Porch 9' 10" x 5' 11" (3.0m x 1.8m)

Door access from the driveway, door to kitchen

Reception/Grd Bedroom 11' 6" x 8' 6" (3.5m x 2.6m)

Window to front, radiator

First Floor Landing

Doors to bedrooms and bathroom

Grd Flr Bathroom 8' 10" x 5' 7" (2.7m x 1.7m)

Window to side, bath, WC, pedestal wash basin, tiled walls, radiator

Bedroom 1 13' 1" x 12' 2" (4.0m x 3.7m)

Window to front, radiator, fireplace

Bedroom 2 11' 6" x 9' 10" (3.5m x 3.0m)

Window to front, radiator

Bedroom 3 10' 10" x 9' 10" (3.3m x 3.0m)

Window to rear, radiator

U/s Bathroom 7' 7" x 5' 3" (2.3m x 1.6m)

Comprising a bath, WC, pedestal wash basin, tiled walls

Hempstead is a village and civil parish in the north of the English county of Norfolk. The village is 2.7 miles south-southeast of the town of Holt, and 11.2 miles west of Cromer. Hempstead is within the area covered by North Norfolk District Council.

Summary of accommodation

- Period Cottage
- Three Bedrooms
- Two Reception Rooms
- Oil Fired Central Heating
- Bi-Sected 1/5 acre (STS) Garden
- Residential & Commercial Potential

Astley & Co Estate Agents

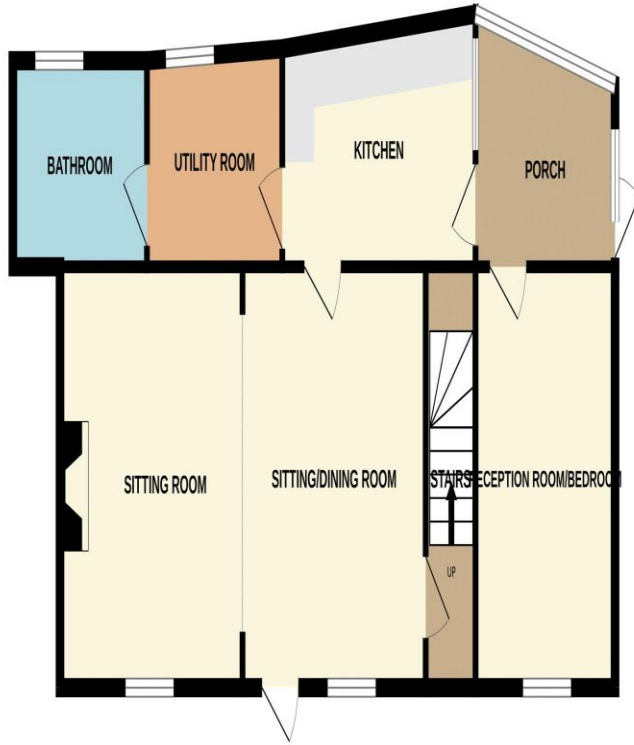
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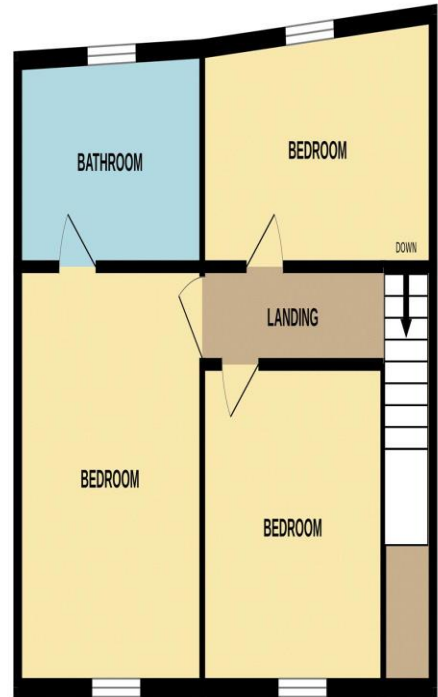
Tel: 01603 415182

Fax:

GROUND FLOOR
762 sq.ft. (70.8 sq.m.) approx.



1ST FLOOR
564 sq.ft. (52.4 sq.m.) approx.



TOTAL FLOOR AREA: 1326 sq.ft. (123.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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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