



THE STORY OF

3 Wayfarers Cottages

South Creake, Norfolk

SOWERBYS



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Meadow Rise, South Creake, Norfolk
NR21 9PU

Sold with No Onward Chain

Charming End of Terrace in a Village Location

Three Bedrooms Served by Family Bathroom

Well Appointed Kitchen

Sitting Room with Cosy Open Fireplace

Light Filled Garden Room with
Underfloor Heating

Full Replacement Double-Glazed
Windows and New Porch Door

Recently Landscaped South-
East Facing Rear Garden

Great Location with Close Proximity to
Burnham Market and The Coast

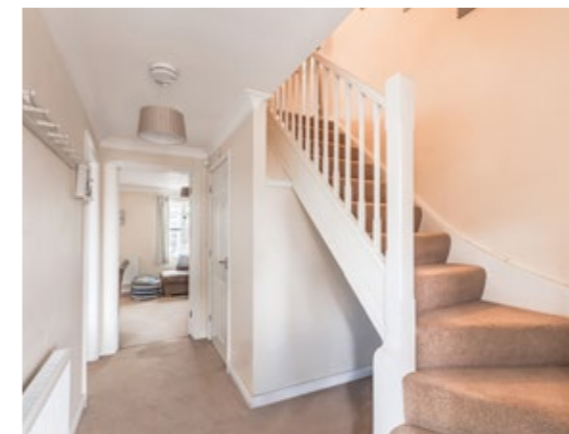
Off Street Parking

SOWERBYS BURNHAM MARKET OFFICE
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burnham@sowerbys.com





One of our favourite rooms is the conservatory, especially for breakfast. The garden is a real suntrap in the summer, while the sitting room feels cosy in the winter with the fire on.



Located in the heart of the desirable North Norfolk village of South Creake, close to the village pub and picturesque green, this charming three-bedroom end-of-terrace home enjoys easy access to Burnham Market and the stunning coastline, both around ten minutes away, combining village charm with exceptional convenience. Offered with the significant advantage of no onward chain, the house is ready for its next owners to enjoy from day one. Inside, the accommodation has been thoughtfully maintained and is presented to a high standard throughout.

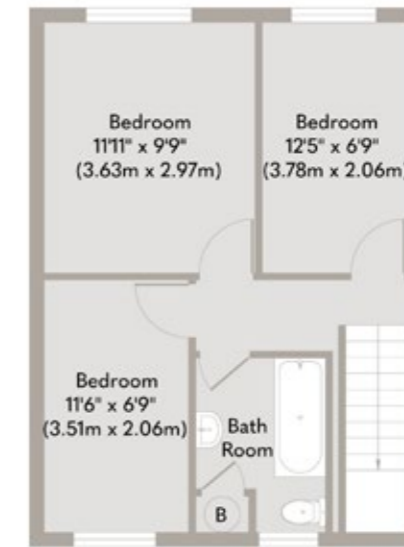
To the front, a practical and well-appointed kitchen. Following on, the welcoming sitting room is a wonderful space in which to relax, centred around an attractive open fireplace that creates a cosy focal point. This flows into a bright south-east facing garden room. Benefiting from underfloor heating, this versatile space is equally suited to enjoying sunny mornings overlooking the garden in summer as it is providing a warm and comfortable retreat during winter, effectively extending the living accommodation throughout the year.

Upstairs, three bedrooms are served by a family bathroom, creating comfortable accommodation for families, couples, or those seeking a coastal retreat.

Outside, the south-east facing garden enjoys excellent natural light and has been recently landscaped to provide a stylish and low-maintenance outdoor setting. The gravelled finish provides a flexible space for outdoor seating and potted planting, while the property also benefits from off-street parking.

Combining a desirable village setting, attractive presentation, and easy access to some of North Norfolk's most celebrated destinations, this is a delightful home perfectly suited to both permanent residence and weekend escapes alike.





First Floor
Approximate Floor Area
405 sq. ft
(37.62 sq. m)



Ground Floor
Approximate Floor Area
524 sq. ft
(48.68 sq. m)

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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South Creake

A RURAL RIVER THROUGH THE HEART OF THE VILLAGE

A highly regarded rural village, South Creake centres around a picturesque village green through which the River Burn gently flows. The village enjoys a strong sense of community, with a busy village hall hosting a variety of events throughout the year. Local amenities include a children's play area, tennis courts, fishing lakes and the well-regarded village pub, The Ostrich Inn. There is also a popular roadside fruit and vegetable stall, alongside a much-loved homemade cake stand. The village is home to The Yorke Trust, a respected charity providing musical education opportunities for children and young people.

Perfectly positioned for the North Norfolk coast, South Creake lies around six miles from Wells-next-the-Sea, renowned for its wide sandy beach, pine woods and iconic beach huts, alongside a good selection of independent shops, cafés and restaurants.

The market town of Fakenham is also approximately six miles away and offers a wide range of everyday amenities, supermarkets, schooling and a popular weekly market.

Just five miles away is Burnham Market, one of North Norfolk's most celebrated villages. Long associated with Admiral Horatio Nelson, who lived nearby at Burnham Thorpe, the village is known for its elegant green, independent boutiques and excellent places to eat. Local favourites include Uttings, Tuscan Farm Shop, Humble Pie Deli and Gurneys Fish Shop, while award-winning Socius continues to attract visitors with its modern sharing plates and relaxed dining atmosphere.



Note from the Vendor



“We have loved everything about living here. The location is brilliant and the house is very low maintenance.”



SERVICES CONNECTED

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

COUNCIL TAX

Band B.

ENERGY EFFICIENCY RATING

D. Ref:- 0360-2800-1660-2496-5331.

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: ///could.dunk.firming

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.

SOWERBYS

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