



WESLEYAN CHAPEL

THE STORY OF

The Old Chapel

Baconsthorpe, Norfolk

SOWERBYS



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The Old Chapel

Baconsthorpe, Norfolk
NR25 6AB

Delightful Detached Former Village Chapel

Peaceful Rural Village Location

Three Generously Sized Bedrooms

Cosy Sitting Room with Log Burner

French Doors Opening onto the Garden

Attractive Plain English Design Kitchen/
Diner with Handmade Cabinetry

Useful Ground-Floor Philippe Starck Bathroom

Boarded Loft Providing Additional
Storage or Play Space

Off-Road Parking for One Vehicle

Small Courtyard Garden and Offered Chain Free

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A delightful and characterful detached former village chapel, The Old Chapel has been thoughtfully converted into a charming home, enjoying a peaceful rural setting in the heart of Baconsthorpe. Offering a unique blend of character, comfort and practicality, this appealing property would make an ideal holiday let, weekend retreat or cosy permanent home.

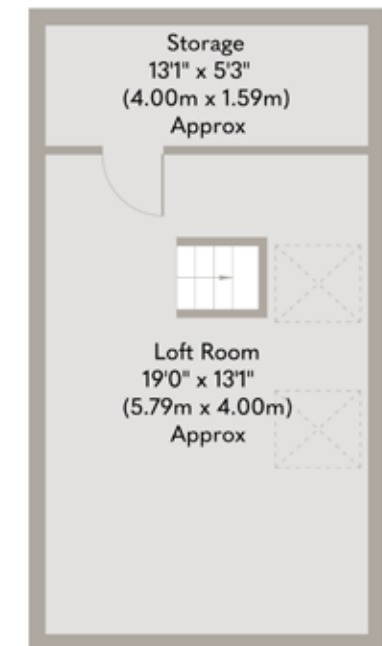
The accommodation begins with a welcoming sitting room, featuring large windows that allow plenty of natural light to flood in, French doors opening onto the garden, and a cosy log burner providing the perfect focal point for relaxing evenings. To the rear, the well-appointed kitchen/diner offers a lovely space for cooking and entertaining, complemented by attractive Plain English Design handmade cabinetry and convenient access to the side of the property. A useful ground-floor Philippe Starck designed bathroom completes the downstairs accommodation.

Upstairs, there are three generously proportioned bedrooms, offering flexible accommodation for family, guests or holidaymakers. In addition, the boarded loft provides valuable extra storage space, with the potential to create a fun play den for children.

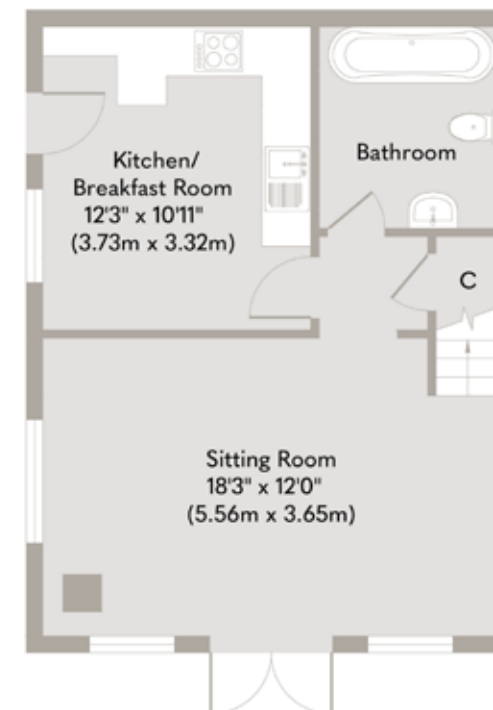
Externally, the property benefits from off-road parking to the front for one vehicle, together with a small courtyard garden providing a pleasant spot to sit and enjoy the tranquil surroundings.

Offered chain free, The Old Chapel presents a wonderful opportunity to acquire a distinctive and inviting home in a peaceful village location, ideal for those seeking a characterful countryside escape or an attractive holiday investment.

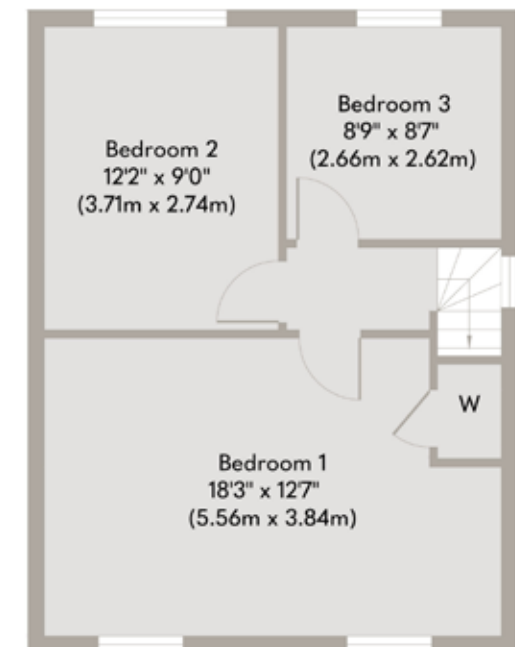




Second Floor
Approximate Floor Area
326 sq. ft
(30.24 sq. m)



Ground Floor
Approximate Floor Area
461 sq. ft
(42.79 sq. m)



First Floor
Approximate Floor Area
461 sq. ft
(42.79 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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Baconsthorpe

A PEACEFUL AND
WELL CONNECTED VILLAGE

The village of Baconsthorpe lies amid the rural countryside of North Norfolk, approximately four miles south-east of Holt and within easy reach of the North Norfolk Coast. The village is notable for its surviving pre-1841 census records, including named records dating from 1768, 1801, 1811 and 1821. A short distance north of the village stand the atmospheric ruins of Baconsthorpe Castle, a fortified manor house built principally during the mid-15th century.

Holt is a historic Georgian market town in North Norfolk, known for its attractive High Street and Market Place, lined with many traditional buildings dating from the town's reconstruction following the Great Fire of 1708. Its independent shops, antique and curiosity shops, cafés, tea rooms, food shops and delicatessens contribute to its character. The town is also home to Gresham's School, founded by Sir John Gresham in 1555.

The cathedral city of Norwich is approximately 20 miles from Baconsthorpe, depending on the route. Norwich offers direct rail services to London Liverpool Street, while Norwich Airport provides flights to Amsterdam Schiphol, offering onward connections to destinations worldwide.



Note from Sowerbys



“A charming home with a peaceful rural feel.”



SERVICES CONNECTED

Mains water, electricity. Drainage via cesspit. Oil fired central heating.

COUNCIL TAX

Band D.

ENERGY EFFICIENCY RATING

To be confirmed.

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: ///splints.races.length

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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