



Manor Court The Street, Syderstone, King's Lynn, PE31 8SD

welcome to

Manor Court The Street, Syderstone, King's Lynn

Charming four-bedroom semi-detached barn conversion set within a peaceful rural location, seamlessly blending character features with modern comforts. Offering versatile living space, a double garage, private garden and additional land, the perfect balance of countryside and practicality.



Location

Syderstone is a traditional Norfolk village, located in the district of King's Lynn and West Norfolk; approximately 7 miles from Fakenham and a short drive from the North Norfolk Coast. It's a small rural community surrounded by attractive farmland and countryside, popular for those seeking a quieter village lifestyle whilst remaining close to local amenities. The village, which is centred around the The Street, has a strong agricultural background and retains much of its rural charm, with properties ranging from traditional Norfolk cottages and period homes to more modern residencies.

Although Syderstone is a small village, it benefits from several community amenities; such as St Mary the Virgin Church, a village hall, local walking routes and easy access to large shopping service centres in Fakenham and Burnham Market.

Syderstone also has good local bus connections for a village of its size:

-Route 27 / 27A links Syderstone with Fakenham and surrounding villages.

-Route 26A provides links towards Burnham Market, the Creake villages and Fakenham.

*Journey time to Fakenham by bus is typically around 8-10 minutes. *

Entrance Hall

Wooden floor and door to the front.

Lounge / Dining Room

18' 6" x 12' 5" (5.64m x 3.78m)

Electric stove, radiator, carpet and 2 windows to the rear.

Kitchen

15' 3" x 8' 5" (4.65m x 2.57m)

Kitchen with wall and base units, ceramic sink, space for washing machine, fridge freezer and dishwasher, tiled splash back, tiled floor and window to the rear.

Cloakroom

Suite comprising of bath, shower, WC, vanity unit, storage and heated towel rail.

Bedroom One

10' 7" x 10' 8" (3.23m x 3.25m)

Fitted storage, radiator, carpet and window to the front.

Bedroom Two

9' 3" x 11' 6" (2.82m x 3.51m)

Fitted storage, radiator, carpet and window to the front.

Bedroom Three

8' 2" x 7' 7" (2.49m x 2.31m)

Radiator and window to the front.

Bedroom Four

18' 8" x 15' 5" (5.69m x 4.70m)

Two radiators and two velux windows.

Office / Dressing Room

10' x 7' 9" (3.05m x 2.36m)

Fitted cupboard, radiator and velux window.

Bathroom

Suite comprising of bath, walk in shower, vanity unit, WC and heated towel rail.

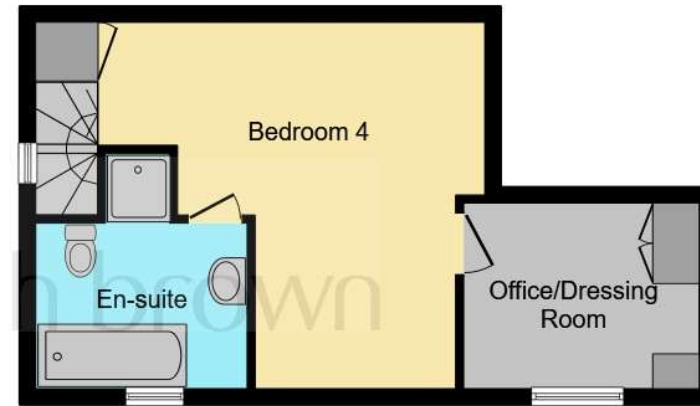


view this property online williamhbrown.co.uk/Property/FKM108447

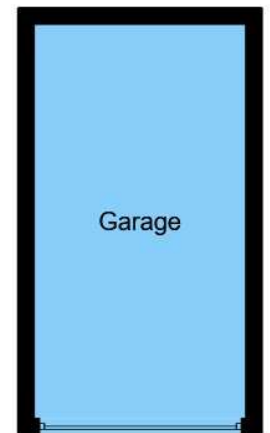




Ground Floor



First Floor



Garage

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Manor Court The Street, Syderstone, King's Lynn

- SEMI DETACHED BARN CONVERSION
- TRADITIONAL BRICK & FLINT
- DOUBLE GARAGE & OFF-ROAD PARKING
- VILLAGE LOCATION
- ADDITIONAL PARCEL OF LAND

Tenure: Freehold EPC Rating: E
Council Tax Band: B

offers over
£350,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/FKM108447



Property Ref:
FKM108447 - 0015

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01328 864922



Fakenham@williamhbrown.co.uk



Royal Oak House 18 Oak Street, FAKENHAM,
Norfolk, NR21 9DY



williamhbrown.co.uk