

abbotFox  
Bespoke.



## **Meadow View**

Seething, NR15

"Set within the peaceful South Norfolk village of Seething, Meadow View is a beautifully designed cottage style home that blends traditional character with modern energy efficient living. Built in 2016 by a renowned local luxury house builder, the property occupies a generous plot of approximately 0.34 acres and enjoys countryside views along with access to a communal meadow to the rear. With carefully designed interiors, impressive outdoor space and lifestyle features including a heated swimming pool and bespoke greenhouse, this is a home that offers both comfort and individuality in equal measure."





Approached via a sweeping shingle driveway providing off road parking for several vehicles and access to the garage, Meadow View presents an attractive and welcoming frontage framed by lawn and mature hedging. The setting immediately establishes the home's rural charm while maintaining practicality for modern family life.

Stepping inside, the entrance hall provides an inviting introduction with wood flooring and underfloor heating running throughout the ground floor, powered by an air source heating system. From here, doors lead to the principal reception rooms as well as a convenient ground floor cloakroom.

The dual aspect sitting room is a particularly impressive space, measuring approximately 23 feet and enjoying views to both front and rear. A brick built fireplace with timber beam and inset cast iron wood burner forms a striking focal point, creating a warm and characterful living environment. French doors lead out to the garden while the open layout flows naturally into the dining area.

The open plan kitchen and dining space forms the heart of the home, designed with both everyday family life and entertaining in mind. A vaulted ceiling enhances the feeling of light and space, while windows and doors frame attractive garden views. The kitchen offers a range of fitted units arranged in a practical layout with space for a range style cooker and integrated appliances, while a separate utility room provides additional storage and laundry space.

A versatile ground floor study provides an ideal home working environment or hobby room, completing the thoughtfully arranged ground floor accommodation.

Upstairs, the property offers four comfortable bedrooms, all enjoying pleasant outlooks and built in storage. The principal bedroom benefits from its own en suite shower room, while the remaining bedrooms are served by a stylish family bathroom finished with contemporary fittings and a walk in rainfall shower.

Energy efficiency has been carefully considered throughout the home, with solar panels and battery storage complementing the air source heating system and underfloor heating, helping to create a comfortable and economical living environment.

The outdoor space is a particularly special feature of Meadow View. The property sits within an impressive plot of approximately 0.34 acres, with the rear garden stretching out towards open countryside and enjoying a peaceful rural outlook. A generous patio terrace runs across the rear of the property, providing the perfect setting for outdoor dining and entertaining.

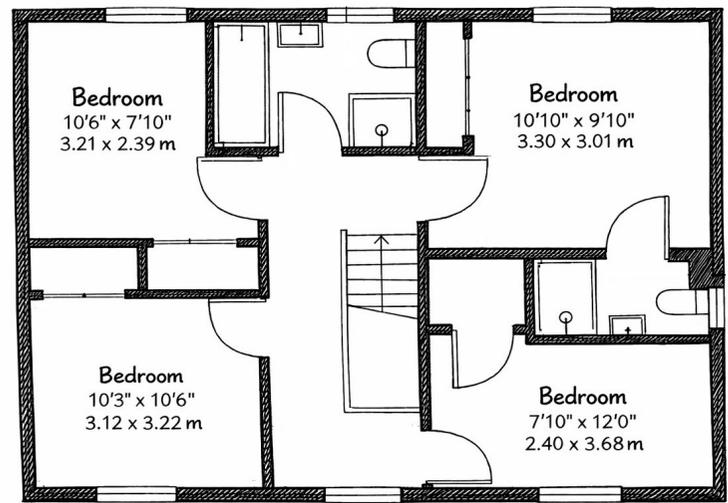
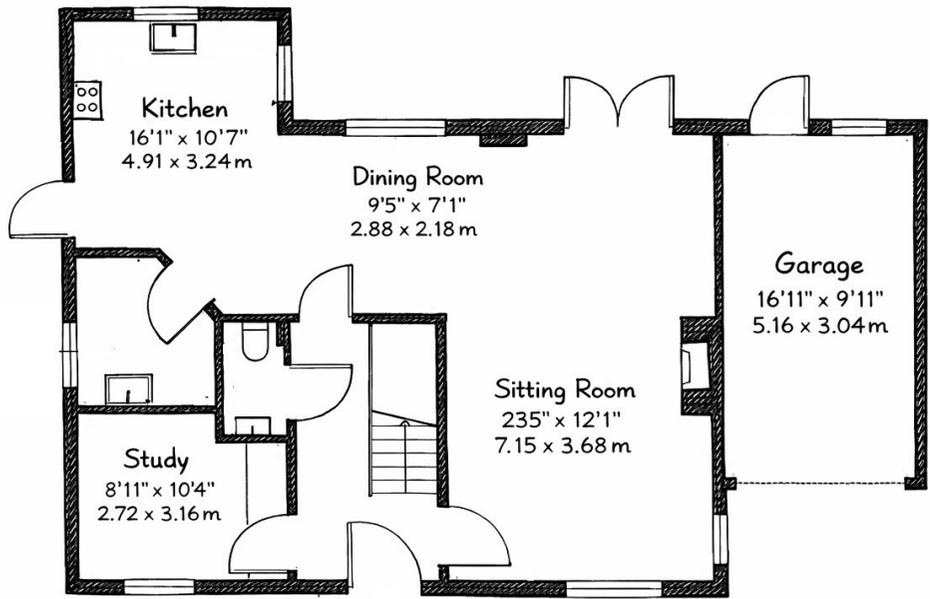
Beyond the lawn, the garden has been thoughtfully landscaped with planted borders, bespoke raised planters and a beautifully constructed bespoke greenhouse, ideal for those with an interest in gardening or home grown produce.

A true highlight of the grounds is the sunken outdoor swimming pool, heated via its own independent air source heating system. Positioned to take advantage of the open views beyond, it creates a wonderful focal point and an exceptional feature for family living and summer entertaining.

The property also benefits from access to a communal meadow located to the rear.









## **Families**

For families, Meadow View offers an exceptional lifestyle with space both inside and out. The generous garden, access to the communal meadow and surrounding countryside create an environment perfectly suited to outdoor living and exploration.

Children can enjoy the freedom of the garden while the swimming pool provides a fantastic feature for summer months, making the outdoor space ideal for entertaining and family gatherings.

With nearby schooling, village amenities and easy access to Norwich, the property offers a superb balance between rural tranquillity and everyday convenience.

## **Location**

Meadow View enjoys a peaceful position within the village of Seething, a charming rural community surrounded by open countryside. The property's access to the communal meadow and the many nearby countryside walks allow residents to fully enjoy the natural beauty of the surrounding landscape.

The nearby villages of Loddon and Poringland provide a range of everyday amenities including shops, schools and local services. The A146 provides convenient routes into Norwich as well as towards Beccles and the East Coast.

The nearby waterways and landscapes of The Norfolk Broads also offer further opportunities for outdoor recreation including boating, walking and wildlife exploration.







abbotFox  
Bespoke.



## Agent's Details



**Samuel Le Good** | Partner

samuellegood@abbotfox.co.uk | 01603 660000 | 07915 660981 | @samuellegood

Kingsley House  
2a Upper King Street  
Norwich  
NR3 1AH



Disclaimer - In accordance with the Property Mis-descriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them statements of fact, but must satisfy themselves by inspection or other means, as to their accuracy