

THE STORY OF

6 Paget Adams Drive

Dereham, Norfolk

SOWERBYS

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6 Paget Adams Drive

Dereham, Norfolk
NR20 3SA

No Onward Chain

Four Bedroom Detached Bungalow

Popular Cul-De-Sac Location on the Outskirts of Dereham Town Centre

Two Reception Rooms, Plus Conservatory

Fitted En-Suite and Main Shower Room

Double Garage and Ample Off Road Parking

Stylish Kitchen/Breakfast Room with some Integrated Appliances

Conveniently Located for A47 and Local Bus Service to Norwich

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Offered chain free, this detached bungalow occupies a popular cul-de-sac location on the outskirts of Dereham town centre and offers flexible accommodation suited to a range of buyers, including families, downsizers and those looking for single-storey living with additional space for guests or home-working.

The property provides four bedrooms, two reception rooms and a conservatory, creating a versatile layout with plenty of scope to accommodate changing needs. The principal living areas offer a choice of spaces in which to relax, entertain or enjoy time with family, while the conservatory provides an additional reception area with views towards the garden.

The kitchen/breakfast room forms a practical hub of the home, fitted with modern units, Corian work surfaces and a range of integrated appliances. There is space for informal dining, making it well-suited to everyday family life, with a separate utility room providing useful additional space for laundry and household tasks.

The bedroom accommodation is a particular advantage, with four bedrooms shown on the floor plan, allowing flexibility for those requiring additional sleeping accommodation, a dedicated home office or hobby room.

The principal bedroom benefits from an en-suite bathroom, while a separate shower room and additional WC help to meet the demands of a busy household.









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Externally, the property benefits from a detached double garage and ample off-road parking, offering excellent provision for multiple vehicles, storage and those who enjoy hobbies requiring additional space.

The location offers a convenient balance between residential surroundings and access to everyday amenities. Dereham town centre provides a range of shops, supermarkets, cafés, leisure facilities and local services, while the property's position on the outskirts of the town makes it well-placed for access to the A47. Local bus services also provide connections towards Norwich, making the property a practical option for commuters and those wishing to travel without relying solely on a car.

Offering flexible accommodation, useful parking and garage facilities, and a convenient location, this detached bungalow presents an appealing opportunity for buyers seeking a well-proportioned home in Dereham. With the added benefit of being offered chain free, early viewing is recommended to appreciate the accommodation and potential on offer.











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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Dereham

LOCATED IN THE MIDDLE OF NORFOLK

Nestled in the Brecklands, Dereham is a classic country market town with Georgian architecture and more recent developments.

In the eighth century, Anna, King of East Anglia's youngest daughter, founded a nunnery and prayed for a miracle during a famine. Two deer appeared daily, providing milk. When a huntsman tried to capture them, he was killed after being thrown from his horse, believed to be divine retribution. This event is depicted on a town sign at the entry to Butter Market from the High Street.

Today, Dereham boasts a twice-weekly market on Tuesdays and Fridays, numerous independent shops, and free parking, making it a great spot for an afternoon browse. Notable landmarks include the Mid-Norfolk Railway, running 1950s railcars to Wymondham Abbey, the Grade II listed Dereham Windmill, and Bishop Bonner's Cottage, the oldest building in town, established in 1502.

Nearby attractions for heritage enthusiasts include Gressenhall Farm and Workhouse, Castle Acre Castle and Priory, and the National Trust property Oxburgh Hall, all within a short drive.

For dining, try Spice Fusion curry house or The George Hotel, Bar and Restaurant, known for its excellent accommodation, food, and award-winning drinks. Brisley, 6.5 miles away, hosts The Brisley Bell, a highly acclaimed pub, while The Old Dairy in Stanfield offers artisan bread and produce.

With good local schools, a leisure centre, and a golf course, Dereham and its surrounding villages provide an ideal blend of Norfolk country living with easy access to Norwich and the coast at Wells-next-the-Sea, just 22 miles away. Discover this Norfolk gem.









Note from Sowerbys



"A spacious and versatile home, offering convenient living close to the town centre."

SERVICES CONNECTED

Mains water, electricity and drainage. Gas central heating.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

C. Ref:- 9790-0921-0722-7601-3963

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: ///diary.growl.lawyer

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SOWERBYS

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