



THE STORY OF

Norfolk House

West Beckham, Norfolk

SOWERBYS



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Norfolk House

West Beckham, Norfolk
NR25 6PF

Extensively Remodelled Contemporary Home

Two Self-Contained Residences
Within One Property

Five Bedrooms and Versatile Living Spaces

Landscaped Gardens and Sun Terraces

Ample Parking and Large Workshop/Store

Popular North Norfolk Village Setting

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Norfolk House in West Beckham is a striking contemporary home, designed to balance modern style with exceptional versatility. Extensively remodelled and reimagined, the property now offers two beautifully appointed, self-contained residences within one substantial building. Whether you're seeking space for multi-generational living, a stylish holiday let, a home workspace, or simply a bold and flexible family home, this house adapts effortlessly to a variety of needs.

The main level enjoys elevated views and over 1,300 sq. ft. of light-filled accommodation. At its heart lies a superb kitchen and breakfast room, complete with Shaker cabinetry, granite worktops, and integrated appliances. Flowing seamlessly from here, the dining area and living room combine into a stunning split-level entertaining space with vaulted ceilings, a double-sided wood burner, and access to a raised sun terrace. Three generous bedrooms include a luxurious principal suite, complemented by a family bathroom of the same high calibre.

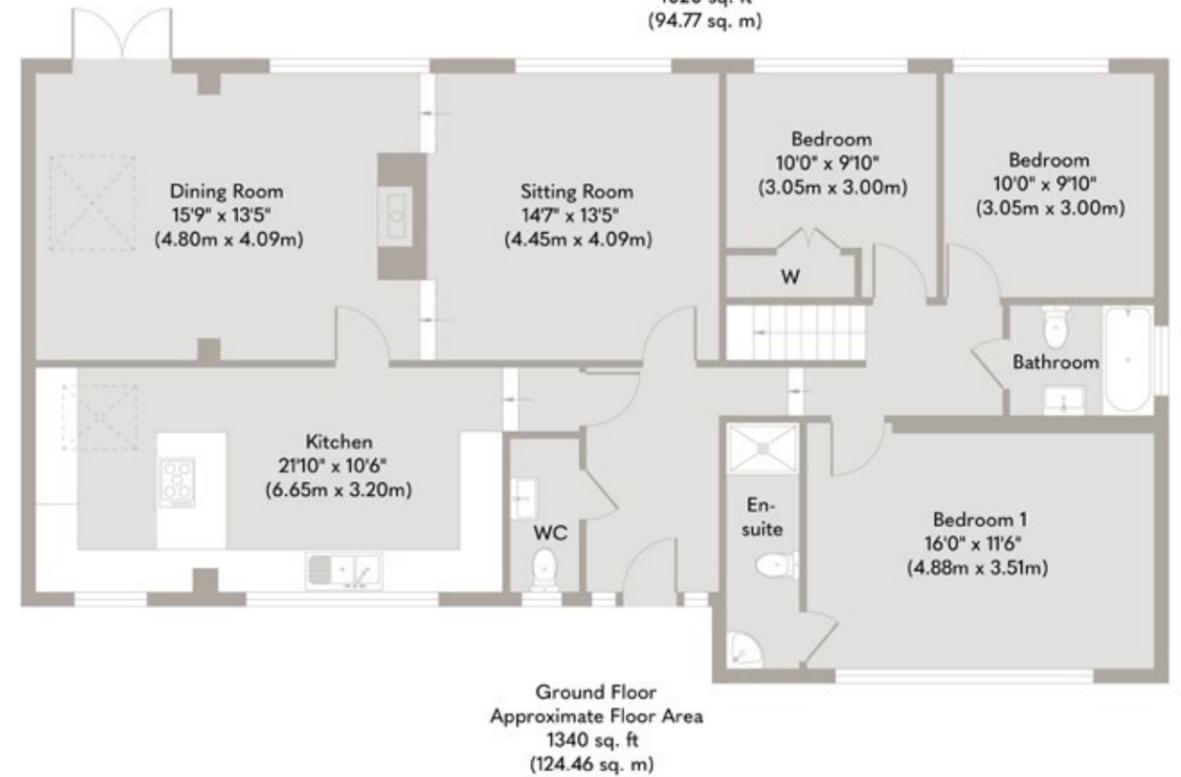
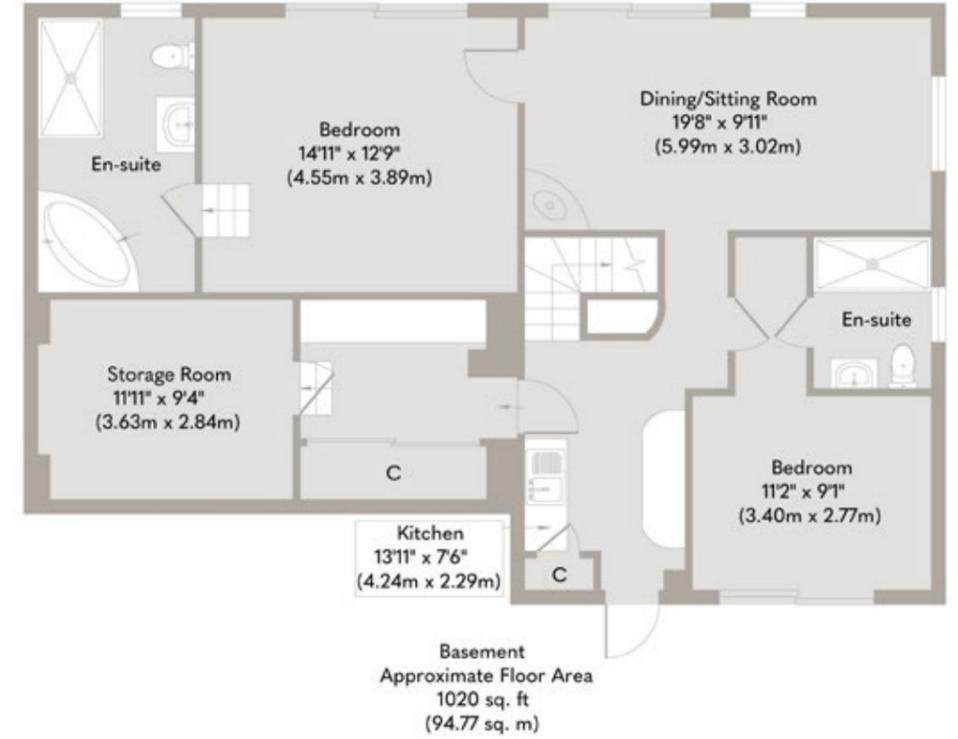
The lower ground floor is equally impressive, offering over 1,000 sq. ft. arranged as a sleek two-bedroom home in its own right. With direct garden access, this level features a modern kitchen, a spacious living room with a wood burner, and two en-suite bedrooms - alongside a snug, utility room, and storage room, perfect for relaxation or additional family use. Outside, landscaped gardens wrap around the property, with terraces for entertaining, ample parking, and a useful workshop/store.

Set within the peaceful village of West Beckham, Norfolk House is just minutes from the sandy beaches of Sheringham and Cromer, as well as the bustling market town of Holt. With countryside walks, a welcoming village pub, and the North Norfolk coast all close at hand, the setting is as appealing as the home itself - an exceptional opportunity to enjoy modern living in one of Norfolk's most desirable locations.





A striking contemporary home, designed to balance modern style with exceptional versatility.



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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West Beckham

HISTORY, CHARM
AND SEA

A pretty rural village, set within beautiful Norfolk countryside. Built in 1891 from the ruins of East Beckham Church and West Beckham Church, St Helen and All Saints Church is located centrally within the village of West Beckham. Just down the road from the church you'll find Wheatsheaf, a traditional pub, restaurant, and bed and breakfast, the perfect place to conclude a Sunday morning walk through the countryside.

Just a few miles away are the sandy beaches of Sheringham and Cromer and the picturesque Georgian market town of Holt.

At the heart of Sheringham is a thriving high street with a parade of independent shops peppered with plenty of tourist stops offering sugary treats and colourful postcards. Park at the top of the hill, next to the heritage North Norfolk Railway, which runs steam and diesel trains to Holt in the summer months, and wind your way down to the seafront where a stunning Blue Flag pebble and sandy beach awaits for an indulgent hour spent stone-skimming.

At the end of the high street stands the Sheringham Little Theatre, a real local treasure which attracts an illustrious cast of actors from the nationals and is renowned for a vibrant summer rep season and glorious Christmas panto. The Hub, in the theatre's foyer, is a fantastic community café and place to catch up on neighbourhood news.

Locals love to celebrate the town's heritage, with a week of Viking themed events in February, a shared Crab and Lobster Festival with Cromer in May and an all-out carnival in August.



Note from Sowerbys



“Landscaped gardens wrap around the property, with terraces for entertaining, ample parking, and a useful workshop/store.”



SERVICES CONNECTED

Mains water and electricity. Drainage via septic tank. Oil fired central heating.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

C. Ref:- 6310-8120-2009-0386-9226

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: ///cubed.martini.shame

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SOWERBYS

We are proudly supporting these Norfolk charities by organising and participating in events throughout 2025, along with making a donation for every home we sell.



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