



South Lodge

Guide Price £550,00 - £575,000

Occupying a wonderful countryside position, this charming former lodge enjoys a peaceful setting surrounded by open farmland, offering privacy, far-reaching views and an abundance of local wildlife.

Set within approximately 0.64 acres (STMS), the property combines character with practical family living.

Extending to around 2,134 sq. ft., the accommodation includes four double bedrooms, a separate study and two bath/shower rooms.

The welcoming country-style kitchen features shaker units, wood-effect worktops and a central island, complemented by a utility room, spacious sitting room and a light-filled garden room, all enjoying attractive views over the gardens and surrounding countryside.

Outside, the mature grounds provide a wonderful space to relax and entertain, while a workshop, timber store and generous driveway add further practicality.

The property also benefits from photovoltaic solar panels, separate solar hot water panels, and a shared 160ft borehole with an upgraded pump and filtration system, enhancing its efficiency and appeal.

Services

Oil central heating. Water via a borehole and private drainage.



Situation

Haveringland is approximately 5.5 miles from the popular and historic Broadland Market Town of Reepham and approximately 13 miles from Norwich city centre.

The town hosts numerous local businesses and independent local shops, as well as two popular public houses / hotel in the Market Place.

There is a renowned secondary school and sixth form college together with many other useful amenities.

The beautiful North Norfolk coast and various beaches are within easy driving distance from Reepham.

For further information and to arrange your viewing, please contact our friendly and professional staff.

This property is being marketed by our Reepham office and the property reference is AR0305.

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. Also if there is anything in particular that you require clarification on - call the office before viewing.



