



Pink Cottage, 39 High Street

Guide Price £325,000 - £350,000

Situated in a sought-after village location, this charming character end-terraced home offers an excellent blend of period charm and modern convenience, providing spacious and versatile accommodation ideal for families or those looking for extra living space.

The property welcomes you with an inviting entrance hall, leading to a practical utility room and convenient ground floor WC.

The spacious living room offers a warm and relaxing environment, while the separate dining room provides the perfect setting for family meals and entertaining.

The modern fitted kitchen is well-equipped with a range cooker, offering both style and functionality for keen home cooks.

To the rear, a bright and airy sunroom overlooks the garden, creating an additional reception space to enjoy throughout the year.

Upstairs, the property boasts three double bedrooms. The impressive principal bedroom benefits from its own wardrobe area and an en-suite shower room.

The remaining bedrooms are served by a spacious four-piece family bathroom, complete with both a bath and separate shower.

Outside, the enclosed rear garden provides a private space to relax and entertain, featuring a patio area ideal for outdoor dining and summer gatherings.

To the front of the property, a driveway provides off-road parking along with a garage, offering further parking or useful storage.

Combining character features with modern living in a desirable village setting, this wonderful home is sure to appeal to a wide range of buyers. Early viewing is highly recommended to fully appreciate everything this property has to offer.



Services

Oil central heating. Mains water, electricity and drainage connected.

NB: The property is situated in a conservation area.

Situation

Foulsham is a pretty rural village set in the Broadland district of mid Norfolk.

In the heart of the village is a picturesque centre with mixture of prominent period and character properties dotted throughout.

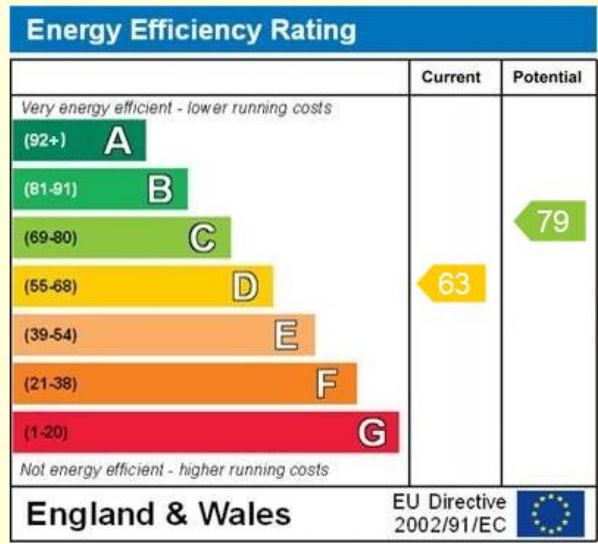
The village offers a range of 'day to day' amenities including a useful convenience store, village hall and primary school and a bus service to Norwich and Fakenham.

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 AR0321.

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. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. 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. For further information see Consumer Protection from Unfair Trading Regulations 2008.





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