



Introducing
34 Winnold Street
Downham Market

SOWERBYS

Step inside and you're greeted by a generous hallway, complete with two handy built-in storage cupboards to keep things neat and organised. The heart of the home is the open plan living and kitchen area, a stylish, modern space bathed in natural light, perfect for relaxing, entertaining, or working from home.

Tucked away at the back of the apartment, the serene double bedroom overlooks a peaceful woodland setting, offering a calm retreat at the end of the day.

Additional highlights include gas central heating, double glazing throughout, and the convenience of your own allocated parking space.

DOWNHAM MARKET

One of Norfolk's oldest market towns, Downham Market can be traced back to Saxon times.

The town has a good range of shops and a busy market on Fridays and Saturdays as well as a range of schools and nurseries including a college. There are many attractive houses and buildings and an unusual gothic black and white town clock.

There is a mainline railway station with fast direct trains to Cambridge (39 minutes) and London King's Cross (1 hour and 35 minutes). It is an ideal place for walking or cycling and the peaceful waterways are excellent for boating and fishing.

Nearby at Welney is the famous Wildfowl and Wetlands Trust nature reserve, which is very popular with

birdwatchers.

In November the Festival of Swans is held where visitors can observe the over-wintering swans.

King's Lynn (11 miles away) has an excellent variety of shops, supermarkets, places to eat, ten-pin bowling alley, swimming pool, football club, cinema, theatre and three impressive churches. There are many services within the town including the Queen Elizabeth Hospital, police station, fire station, primary schools, three secondary schools, college and a library. King's Lynn is connected to the local cities of Norwich and Peterborough via the A47 and to Cambridge via the A10.

AGENT'S NOTES

First Floor Apartment

One Allocated Parking Space

COUNCIL TAX

Band B

ENERGY EFFICIENCY RATING

B. The reference number or full certificate can be obtained from Sowerbys upon request.

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.

LOCATION

What3words: ///bootleg.cheered.roost



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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