



**A Detached Bungalow offering huge potential in Ashwicken**

**King's Lynn**

**£325,000**

**Bedrooms: 3 | Bathrooms: 2 | Receptions: 2**

Some homes are finished products. Others offer something far more exciting, the chance to create something entirely your own.

Set along Gayton Road in the highly sought-after village of Ashwicken, this generously proportioned three-bedroom detached bungalow is filled with possibility. Whether you're searching for a home to gradually update and personalise, or a property with the scope to completely reimagine, this is the kind of opportunity that rarely comes along.

Tucked away along a shared private lane, the setting immediately feels quieter, more secluded, and wonderfully removed from the pace of everyday life. Arriving at the property, you're welcomed by ample off-road parking and mature greenery that frames the home beautifully. And for those thinking longer-term, the plot itself hints at even more potential, with space to expand parking or reshape the frontage entirely if desired.

Step inside and the feeling continues. The home is ready to be lived in from day one, yet there's a real sense of opportunity in every room, a blank canvas waiting for someone with vision to make it their own.

The layout flows easily from the entrance hall, connecting each space in a practical and natural way. The living room is bright and welcoming, centred around an open fire that instantly gives the room warmth and character. It's easy to imagine winter evenings here, fire lit, the outside world switched off for the night.

The kitchen/breakfast room feels full of future potential too. As it stands, it's functional and generous in size, but there's clear opportunity to transform it into a more contemporary social hub, somewhere designed around gathering, entertaining and everyday family life.

All three bedrooms are excellent doubles, offering flexibility that's increasingly hard to find. One benefits from its own en-suite, while another is currently used as a dining room, proving just how adaptable the layout can be depending on your lifestyle. There's also a separate study that could evolve effortlessly into a hobby room, guest bedroom, playroom or home office.

Outside, the possibilities continue.

The rear garden is wonderfully private, framed by mature trees and established planting that create a sense of calm and seclusion. There's space here not only to enjoy what already exists, but to imagine what could come next. Subject to the relevant permissions, the generous plot offers exciting scope to extend the property further, whether that's additional bedrooms, expanded living accommodation, or creating your forever home entirely on your own terms.

This is more than just a bungalow in a desirable village location. It's a rare opportunity to shape a home around your lifestyle, your tastes, and your future plans.

And those opportunities are becoming harder and harder to find.

Disclaimer

**Tenure:** Freehold

**Property Type:** Detached Bungalow

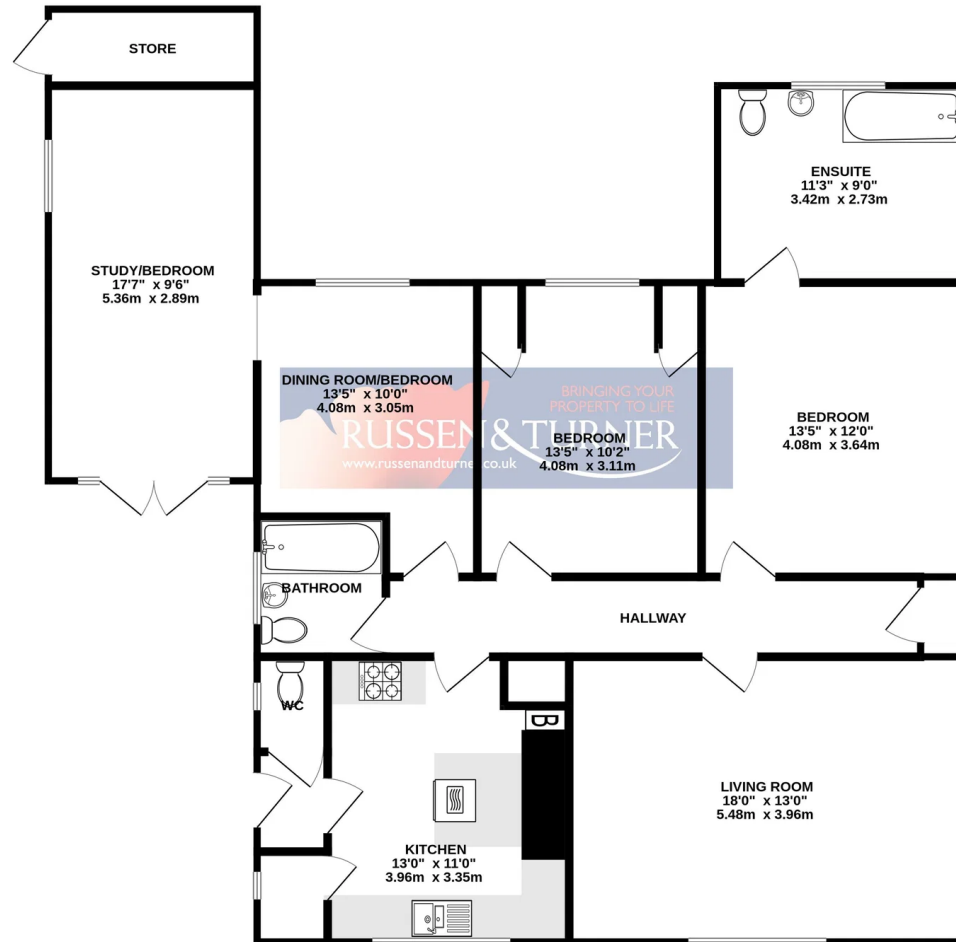
- Detached Bungalow
- Three Bedrooms
- Generous and Private Plot
- No Onward Chain
- Highly Desirable Location
- Huge Potential to Extend and Improve (STPP)
- Oil Fired Central Heating
- Garage and Off-road Parking
- Flexible Accommodation - Adapt to your needs
- Rural Setting

Disclaimer

1. To meet money-laundering regulations, all buyers will need to complete an ID check. We'll ask you to provide the necessary documents, and there's a small fee of £20.50 per client for this service.
2. We do our best to make sure our property details are fair, accurate, and up to date, but they're meant as a general guide only. If there's anything particularly important to you, please get in touch, we'll be happy to look into it further.
3. All measurements are provided as a guide and may not be exact.
4. We haven't tested any of the property's services, equipment, or appliances. We recommend that buyers arrange their own survey or service checks before making a final offer.
5. These details are provided in good faith, but they don't form part of any offer or contract. Buyers should verify any points that are important to them before proceeding.



GROUND FLOOR  
1250 sq.ft. (116.2 sq.m.) approx.



TOTAL FLOOR AREA : 1250 sq.ft. (116.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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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