



**STOBART
& HURRELL**

WE BRING PEOPLE AND PROPERTY TOGETHER ACROSS NORFOLK



Plot 25, The Acorn, Oak Tree Close, Hoveton, Norfolk, NR12 8FJ

The property is currently under construction and nearing completion. For further information or to arrange a viewing, please contact the selling agent.

Tucked away within a private cul-de-sac in the heart of the Norfolk Broads, The Acorn enjoys a superb setting in the sought-after village of Hoveton. Often referred to as the gateway to the Broads, Hoveton offers an outstanding range of amenities, including riverside cafés and restaurants, a railway station, doctor's surgery, dentist, post office, Roys department store and supermarket, all within easy reach. The village also provides excellent links to the Cathedral City of Norwich and the beautiful Norfolk coastline.

Set back from the road, the property benefits from an attractive, low-maintenance frontage, off-road parking and a garage. To the rear, a generous south-facing garden has been prepared and levelled, providing a blank canvas for the new owners to create their own landscaped retreat.

Beautifully finished throughout, the accommodation has been designed with modern living in mind. An inviting entrance porch leads into a central hallway, providing access to two generous double bedrooms, both benefiting from stylish en-suite shower rooms. At the heart of the home is a superb open-plan kitchen, dining and living space, creating an ideal environment for both everyday life and entertaining. Bi-fold doors flood the room with natural light and open seamlessly onto the south-facing garden, enhancing the connection between the indoor and outdoor living spaces.

Perfectly positioned for those seeking both recreation and relaxation, The Acorn is just moments from the tranquil waterways of the Norfolk Broads, with opportunities for boating, walking and wildlife watching on the doorstep. The stunning sandy beaches of the North Norfolk coast are within easy reach, while the vibrant city of Norwich offers an excellent choice of shopping, restaurants, cultural attractions and mainline rail links, making this an exceptional place to call home.

Please note: The computer-generated images (CGIs), floorplans and photographs are provided for illustrative purposes only and may not accurately reflect the final appearance, layout, materials or specification of the completed property. Images shown may depict a show home or similar property and are intended as a guide only. Finishes, fixtures, fittings and specifications may vary and are subject to change without prior notice.



Detached



Bungalow



New Build



2 Bathrooms



1 Reception



2 Bedrooms



Tax Band TBC

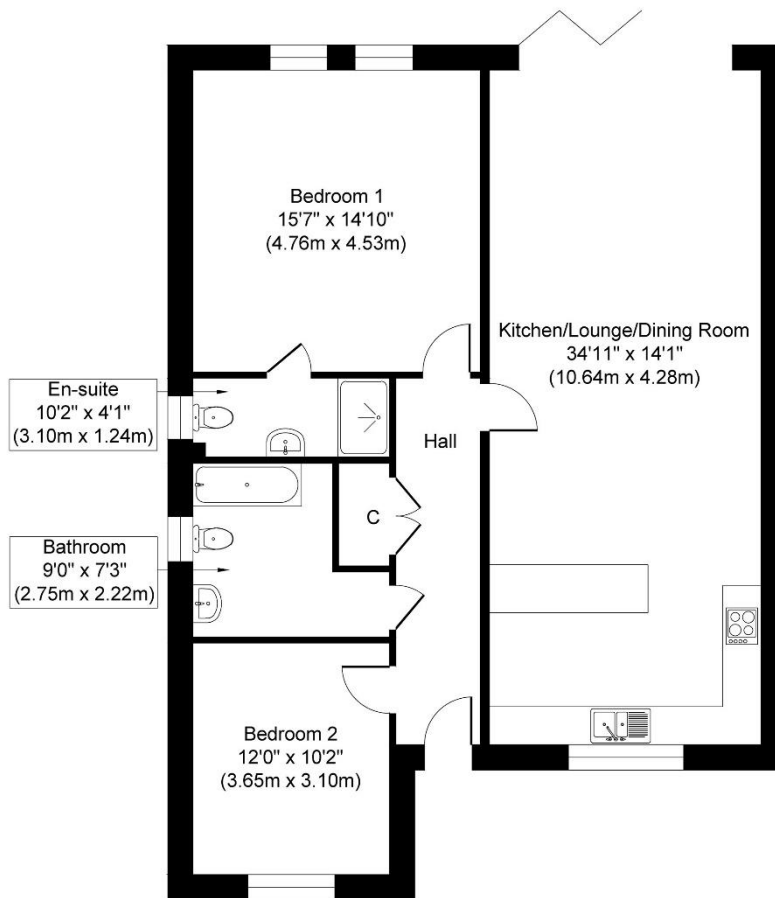


Off-Road
Parking



Garage





Plot 6
Approximate Floor Area
1094 sq. ft
(101.68 sq. m)

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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. 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.



Stobart & Hurrell

Horning Road West, Hoveton, Norfolk NR12 8QJ

www.stobarthurrell.co.uk

enquiries@stobarthurrell.co.uk

01603 782 782





**STOBART
& HURRELL**



**STOBART
& HURRELL**
MORTGAGES