

THE STORY OF

Skipton

Southrepps, Norfolk

SOWERBYS



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Southrepps, Norfolk
NR11 8UW

Beautifully Renovated Detached Bungalow

Highly Desired Lower Southrepps Location

Spacious Dual-Aspect Reception Room with Log-Burning Stove

Well-Appointed Kitchen with Central Island

Useful Separate Utility Room

Two Generous Double Bedrooms

Well-Presented Family Bathroom

Recently Laid Paved Driveway with Ample Parking

Detached Garage and Attractive Landscaped Gardens

Open Field Views from the Rear Garden and Offered Chain Free

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A delightful detached bungalow, quietly positioned in a highly sought-after part of Lower Southrepps. Skipton has been thoughtfully renovated throughout by the current owners, having been transformed from an existing family home into a comfortable and well-presented property with a light and spacious feel.

The accommodation centres around a particularly impressive reception room, with a log-burning stove providing a natural focal point. Large dual-aspect windows flood the room with natural light and make the most of the surrounding outlook. The kitchen is equally well finished, with a central island creating a sociable and practical space, together with access to a useful utility room.

There are two generously proportioned double bedrooms, both complemented by a well-appointed family bathroom.

Outside, the gardens are a particular highlight. The property is approached via a recently laid paved driveway, providing parking for a number of vehicles and leading to a detached garage.

To the rear, the garden is beautifully arranged with graduated lawns, established planting, a greenhouse and a selection of fruit trees. Beyond the garden, open field views provide a wonderful rural backdrop and add to the sense of space and privacy.

A beautifully renovated bungalow in an enviable position, combining spacious and flexible accommodation with attractive gardens and far-reaching countryside views.

"It has felt like our own little sanctuary, while still being part of a lovely community."







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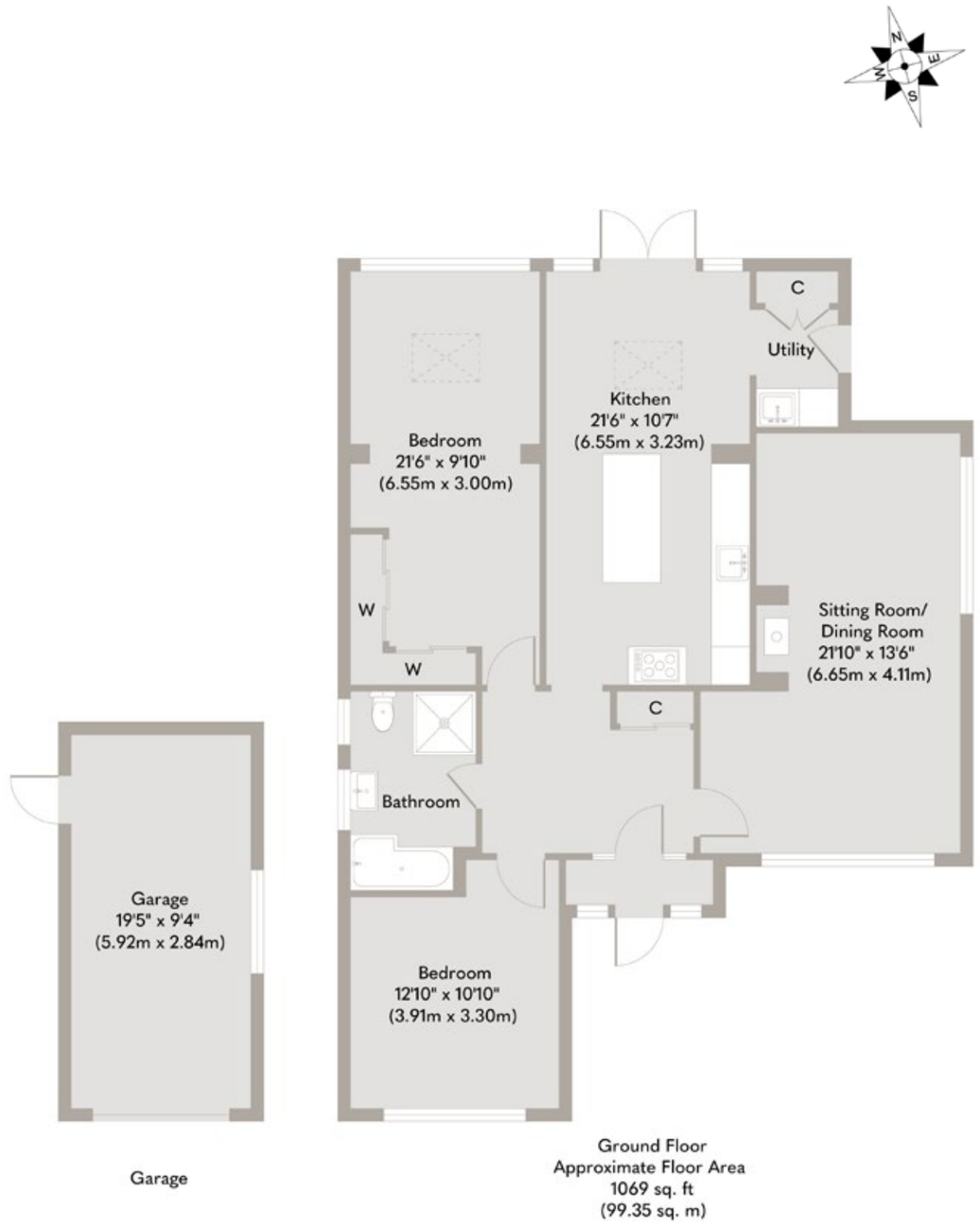






This home has been the backdrop to so many special memories, from family Christmases and birthdays to big summer BBQs with friends.





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. 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.
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Southrepps

EXCELLENT ACCESS TO THE COASTLINE

Southrepps is a sought-after village where there is a strong community feel, glorious open countryside and excellent access to both the coastline and the city of Norwich.

Southrepps is home to a railway station which runs between Sheringham, Cromer and Norwich, a primary school and nursery, church, and a local family-run grocery store. The village is also conveniently placed for Gunton railway station and the Suffield Arms. The village hall holds regular quiz nights, shows and events, as well as a playing field which is home to Southrepps F.C. and a well-equipped playground for the children to enjoy.

If it's good food and drink you're after, the local pub doesn't disappoint – the Vernon Arms is a real asset to the village, with its warm, welcoming and relaxed atmosphere, high-quality cask ales and menu created from local seasonal produce. Southrepps is one of those timeless villages that manages to stay in touch with its roots and harbour a thriving community, so why not call it home?

The north Norfolk coast is just a few miles away and is designated an Area of Outstanding Natural Beauty, with mile upon mile of uninterrupted beaches and bird and nature reserves. There are stunning sandy beaches a short drive away, including Trimingham, Overstrand and Mundesley.

The city of Norwich is just over 20 miles away, where you will find a modern cultural feel with beautiful heritage, dynamic nightlife, sophisticated shopping and mouth-watering restaurants. Chantry Place Shopping Centre offers high-end shopping, whilst the Norwich Lanes are home to many independent and unique businesses.









Note from the Vendor



Countryside Views

"It's lovely having so much countryside and nature on our doorstep, while still being close enough to the coast for a spontaneous beach trip."

SERVICES CONNECTED

Mains water, electricity and drainage. Oil central heating.

COUNCIL TAX

Band C.

ENERGY EFFICIENCY RATING

D. Ref:-0061-2860-7719-9591-4911

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 above. Alternatively, the full certificate can be obtained through Sowerbys.

TENURE

Freehold.

LOCATION

What3words: ///september.peachy.reservoir

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SOWERBYS

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