



THE STORY OF

29 Eccles Way

Holt, Norfolk

SOWERBYS



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29 Eccles Way

Holt, Norfolk
NR25 6FN

Popular Hopkins Homes Development

Attractive Brick and Flint Mid-
Terraced Townhouse

Light and Spacious Accommodation
Over Three Floors

Well Presented with Contemporary Interiors

Three Bedrooms

Two Bedrooms with En-Suite Bathrooms

Formal Reception Room Overlooking Green Space

Sociable Kitchen/Diner with
French Doors to the Garden

Landscaped Rear Garden with Access to Garage

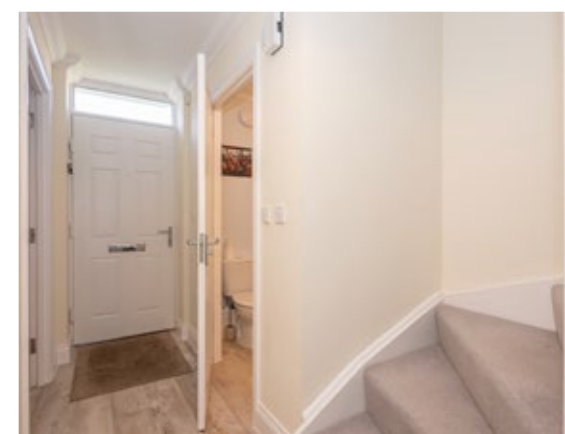
Convenient for Gresham's School
and Holt Town Centre

SOWERBYS HOLT OFFICE

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A delightful mid-terraced brick and flint townhouse, situated on the highly regarded Hopkins Homes development in Holt. Well presented throughout, the property offers light and spacious accommodation arranged over three floors, with contemporary interiors and a particularly pleasant outlook over the development's green space.

The ground floor provides a welcoming formal reception room, with attractive sash windows overlooking the green. This leads through to a sociable kitchen/dining room, which benefits from French doors opening onto the rear garden, creating an excellent space for both everyday family life and entertaining.

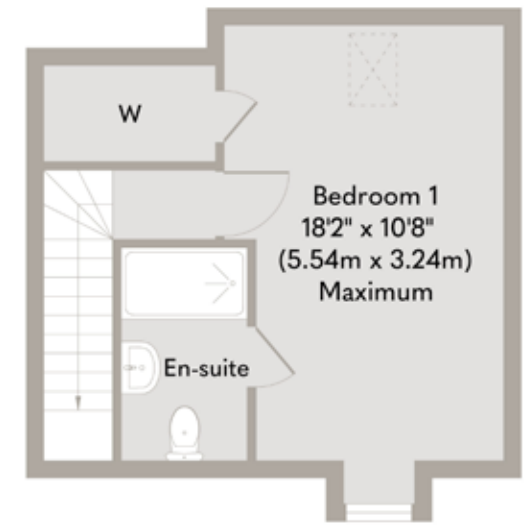
The first and second floors provide three bedrooms, with two benefiting from their own en-suite bathrooms. The arrangement offers excellent flexibility for families, guests or those requiring additional home working space.

Outside, the rear garden has been thoughtfully landscaped and provides a pleasant, low-maintenance space, with access through to the garage and allocated parking. The property also enjoys a particularly convenient position within the development.

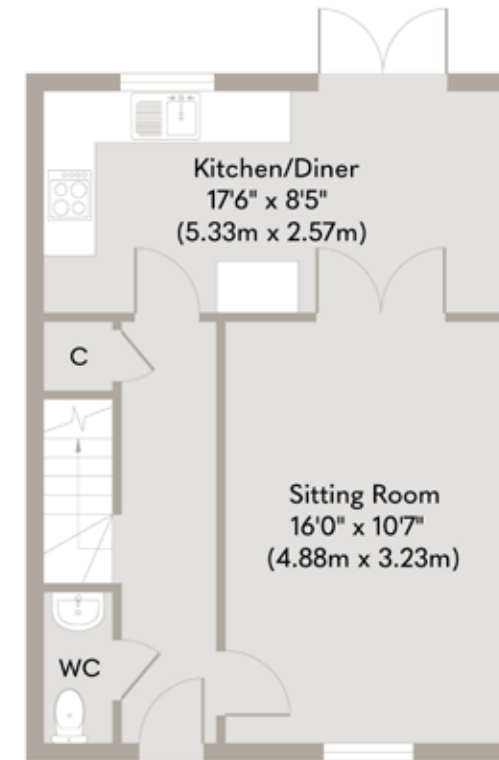
Eccles Way is a popular choice for families, being within easy reach of Gresham's School and a comfortable walk from the centre of Holt, with its excellent range of independent shops, cafés and everyday amenities.

A well-presented and light-filled family home in a highly regarded development, offering contemporary living, attractive outdoor space and an excellent Holt location.

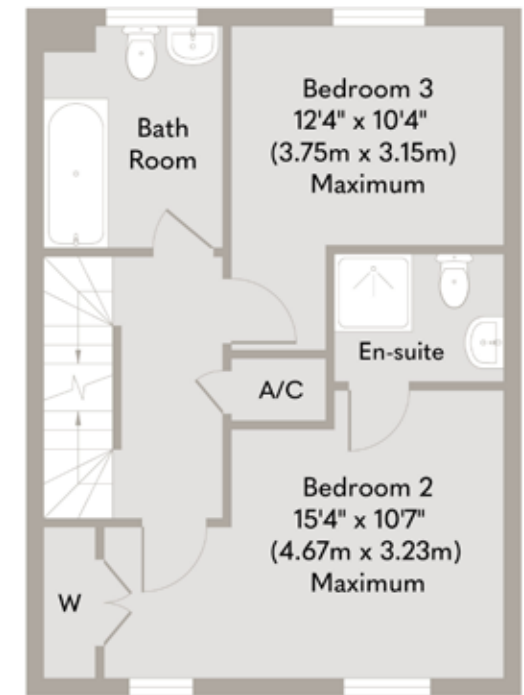




Second Floor
Approximate Floor Area
283 sq. ft
(26.30 sq. m)



Ground Floor
Approximate Floor Area
433 sq. ft
(40.24 sq. m)



First Floor
Approximate Floor Area
433 sq. ft
(40.24 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. 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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Holt

A STRONG SENSE OF COMMUNITY
AND A FINE MARKET TOWN

Holt thrives on a strong sense of community, supported by proud residents and local businesses. Many champion the ‘Love Holt’ initiative, celebrating the independent shops that bring vibrancy to the Georgian town centre. The town hosts numerous local events throughout the year, including the Holt Festival and the 1940s Weekend, which takes over the town and the heritage ‘Poppy Line’ railway running between Holt and Sheringham.

Holt boasts traditional shops like a butcher, fishmonger, and greengrocer. It even has its own department store and food hall, Bakers and Larners, a local landmark run by the same family since 1770. Chic boutiques and luxe lifestyle stores fill the town and its surrounding yards, offering beautiful items for your home and wardrobe. Norfolk Natural Living, known for locally made fragrances, is a notable stop.

Life in Holt is leisurely, with numerous spots to enjoy a coffee or a meal. Byfords café, believed to be the oldest house in town, is a central landmark and an ideal place to watch the world go by. There’s no rush—relax and savour country life! The town also hosts the historic Gresham’s School.

Holt features an abundance of Georgian properties, especially around the town centre. Further out, you’ll find leafy roads with stylish, detached 1930s family homes and well-designed contemporary houses that blend with the countryside. For those wanting to reconnect with nature, Holt Country Park and Spout Hills offer heathland and green spaces.

Holt is one of Norfolk’s finest market towns, offering the perfect spot to enjoy country life. With easy access to the coast and city, if this sounds like your kind of place, let us help you find your next property.



Note from the Vendor



“Our favourite room is the bright kitchen, with French doors that open into the garden.”



SERVICES CONNECTED

Mains water, electricity and drainage. Gas fired central heating.

COUNCIL TAX

Band D.

ENERGY EFFICIENCY RATING

C. Ref:- 8351-7437-6340-3398-1992.

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: ///sampled.beak.commended

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SOWERBYS

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