





Mill Street, Elsing, Dereham, NR20 3EH

william h brown

welcome to

Mill Street, Elsing, Dereham

Built in 1969 is this spacious three bedroom detached home set on a generous corner plot in a peaceful village location, enjoying beautiful views over rolling fields & the river. The property has a large kitchen/diner with conservatory, downstairs WC, wrap around garden, garage & driveway. NO CHAIN.





Set within the serene village setting of Elsing, and occupying a generous corner plot, this substantial three-bedroom detached home offers picturesque views of rolling countryside and the nearby river, creating an idyllic backdrop for everyday living.

The property boasts well-proportioned accommodation throughout, with the ground floor featuring a spacious kitchen/diner ideal for both family life and entertaining, seamlessly leading into a bright conservatory that enjoys delightful views over the garden. A wide hallway leads to a second door out to the porch and a convenient downstairs cloakroom which completes the ground floor layout.

Leading upstairs you are presented with a large feature window letting light flow through the property, there are three well-sized bedrooms served by a family bathroom, providing comfortable and practical living space for families or those looking to upsize.

Externally, the property truly shines, with a large wrap-around garden offering excellent outdoor space, perfect for relaxing, gardening, or entertaining. Further benefits include a brick-built BBQ, and a garage and driveway providing ample off-road parking.

Offered to the market with no onward chain, this fantastic home presents an excellent opportunity for buyers seeking a peaceful lifestyle in a sought-after village location.

Agents Note: Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







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welcome to

Mill Street, Elsing, Dereham

- Offer with NO ONWARD CHAIN
- Three Bedroom Home with Spacious Kitchen/Dining Room
- Open Fire to Living Room and Conservatory
- Good Sized, Mature Corner Plot
- Views over River and Fields

Tenure: Freehold EPC Rating: E
Council Tax Band: D

offers over

£380,000









Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
DRM118102 - 0010

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

william h brown

01362 692238

Dereham@williamhbrown.co.uk

3 Market Place, DEREHAM, Norfolk, NR19 2AW

williamhbrown.co.uk