



Manorside, Dersingham
PE31 6LE

BROWN & CO



Manorside, Dersingham, PE31 6LE

Successful established holiday letting business

Historic trading figures available to interested purchasers

Potential to purchase much of the furniture and contents

Contemporary detached home in secluded village setting

Spacious open-plan kitchen, dining and living area

Bi-fold doors opening onto the entertaining garden

Hot tub and extensive outdoor entertaining space

Private recreation area beyond the garden

Close to Sandringham Royal Estate and the Norfolk coast

Ideal permanent home, holiday retreat or income-producing investment



DESCRIPTION

A contemporary detached home occupying a tucked-away position within the popular village of Dersingham on the edge of the Sandringham Royal Estate, offering beautifully presented accommodation together with outstanding outside space. The property is currently operated as a highly successful holiday let and presents an excellent opportunity to acquire either a permanent residence, coastal retreat or an established lifestyle business.

The property has been successfully operated as a holiday home, establishing an excellent reputation and consistently strong occupancy levels. Should one wish, subject to agreement, much of the furniture, fixtures and contents can be included within the sale, allowing a purchaser to continue trading with minimal interruption or simply enjoy a fully furnished coastal home.

The accommodation has been designed with modern living in mind, providing spacious open-plan accommodation to the ground floor. The principal living area combines a contemporary fitted kitchen with generous dining and sitting areas, creating an excellent space for both everyday living and entertaining. Large bi-folding doors open directly onto the rear garden, allowing the accommodation to flow seamlessly between inside and outside.

The first floor provides well-proportioned bedroom accommodation together with modern bath and shower room facilities and balcony view over the rear.

The property is marketed for holiday letting through Crabpot Cottages, where interested parties can view current availability, guest reviews and future booking information.

Verified historic trading figures and income information are available from the selling agents to genuinely interested purchasers.

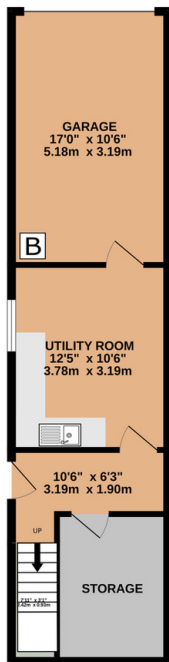
The property also benefits from planning permission granted for a 1 bedroom residential annexe in the rear garden - Details can be found on the Borough Council of King's Lynn & West Norfolk planning portal under ref: 25/00410/F

Council tax band: C
EPC: D
Freehold

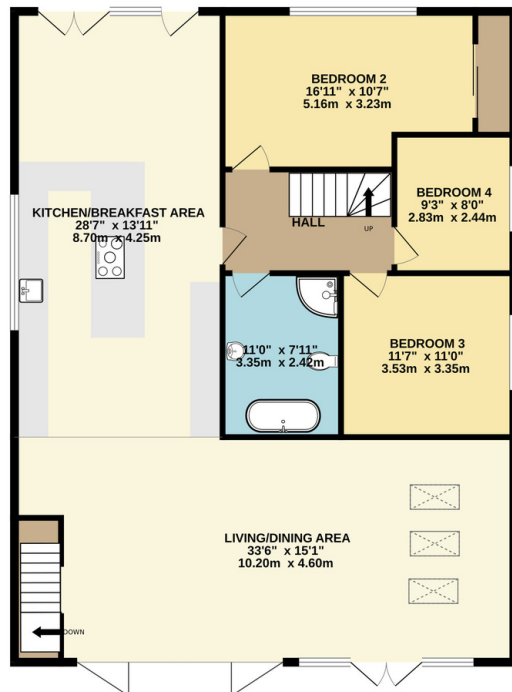
Services: Mains electric, gas central heating, mains water and mains drainage

Photography copyright Crabpot Cottages.

LOWER GROUND FLOOR
456 sq ft. (42.4 sq.m.) approx.



GROUND FLOOR
1489 sq ft. (136.7 sq.m.) approx.



1ST FLOOR
709 sq ft. (65.9 sq.m.) approx.



TOTAL FLOOR AREA : 2625 sq.ft. (243.9 sq.m.) approx.

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