



Burgh Lane, Mattishall, Dereham, NR20 3QR

welcome to

Burgh Lane, Mattishall, Dereham

A stunning and versatile detached four bedroom, two reception room residence set in a prime non-estate position within the ever-popular village of Mattishall. Offering exceptional space and mature gardens, With garage, double carport, stunning garden and offered with NO ONWARD CHAIN!

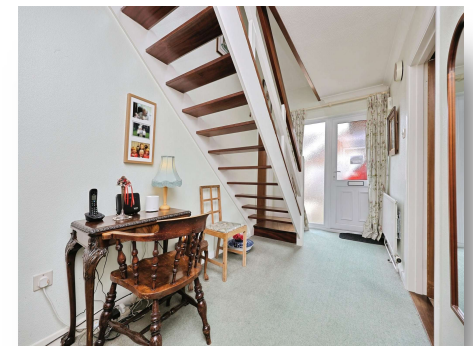


A rare opportunity to purchase a substantial, versatile detached residence set in a prime non-estate position within the ever-popular village of Mattishall. Offering exceptional space, two ground-floor bedrooms, two first floor bedrooms, and mature gardens, this home appeals to a wide range of buyers and is for sale with no onward chain.

Set well back from the road behind a sweeping in-and-out carriage driveway, this standout home immediately impresses. With a garage/workshop, a double carport, and expansive parking, the property is perfectly suited to those needing vehicle space, workshop facilities, or hobby areas. Inside, the generous layout provides true flexibility .

On the ground floor, there is a bright and welcoming entrance hall, two large double bedrooms to the front, a modern shower room, a well-proportioned kitchen with access into the carport, a dual-aspect garden room overlooking the rear garden-ideal as a dining area or second reception, an impressive living room overlooking the garden, complete with open fireplace and patio doors. On the first floor there are two further double bedrooms and a family bathroom.

The rear garden is a standout feature-mature, private, and beautifully maintained. With multiple patio areas, established shrub borders, lawns, and trees, it's already a delightful outdoor haven. There is also exceptional scope for green-fingered buyers to personalise and create their own Norfolk retreat.



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Burgh Lane, Mattishall Dereham

- **Guide Price £475,000 - 500,000**
- Spacious 4-bedroom detached house in an elevated position
- Ideal for families, downsizers, retirees, or multi-generational living
- Non-estate location with excellent privacy
- Carriage driveway with in-and-out gates

Tenure: Freehold EPC Rating: D

Council Tax Band: E

guide price

£475,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DRM117855 - 0003

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