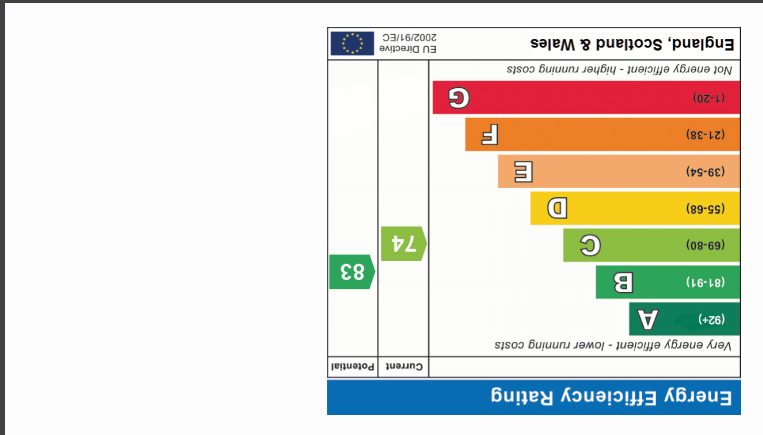


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The Gig House
Thetford Road
Northwold

£375,000



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The Gig House

Northwold, Thetford, IP26 5LS

The Gig House, 5 Pooly Farm Barns is a beautifully presented three-bedroom semi-detached barn conversion, located in an attractive development on the edge of the village of Northwold and offered to the market with no onward chain. The accommodation is both versatile and characterful, featuring three reception rooms plus a study, making it ideal for modern family living or home working. The welcoming entrance reception room leads through to a spacious living room, which opens into a bright family room with built-in storage, providing a flexible and sociable layout. A separate study offers a workspace or hobby room. The kitchen is a particular highlight, boasting a vaulted ceiling that enhances the sense of space and light, while remaining practical for everyday use and entertaining. Upstairs, the property offers three well-proportioned bedrooms, including a principal bedroom with en-suite shower room. A family bathroom serves the remaining bedrooms, while a ground floor cloakroom adds further convenience. Externally, The Gig House benefits from a double garage and driveway parking. The enclosed rear garden provides a private outdoor space, complete with a patio area ideal for relaxing or entertaining. Additional features include oil central heating and double glazing throughout. Combining character, space and a edge-of-village location, this appealing home is perfectly suited to a range of buyers and is ready for immediate occupation.



Entrance Reception

14' 0" x 14' 1" (4.27m x 4.29m)

Study

14' 2" x 7' 1" (4.32m x 2.16m)

Living Room

13' 3" x 18' 0" (4.04m x 5.49m)

Family Room

10' 4" x 15' 2" (3.15m x 4.62m)

Kitchen

10' 10" x 15' 8" (3.30m x 4.78m)

Rear Hall

10' 10" x 3' 2" (3.30m x 0.97m)

Cloakroom

5' 8" x 2' 10" (1.73m x 0.86m)

Bedroom 1

13' 0" x 12' 7" (3.96m x 3.84m) Max.

En-suite

5' 8" x 4' 8" (1.73m x 1.42m)

Bedroom 2

13' 7" x 11' 1" (4.14m x 3.38m)

Bedroom 3

10' 1" x 7' 5" (3.07m x 2.26m)

Bathroom

9' 4" x 5' 6" (2.84m x 1.68m)

Double Garage

18' 8" x 18' 0" (5.69m x 5.49m)

Disclaimer

Whilst we have endeavoured to prepare our sales particulars accurately none of the services, appliances or equipment have been tested. A buyer should satisfy themselves on such matters prior to purchase. Any measurements or distances mentioned in these particulars are for guide reference only. If such particulars are fundamental to a purchase, buyers should rely on their own enquiries. All enquiries should be directed to King & Partners in the first instance.