



Glebeside, Sculthorpe
Guide Price £299,950



Glebeside

26a Creake Road, Sculthorpe,
Norfolk, NR21 9NG



A mature individual detached bungalow with 2 bedroom accommodation, standing in good sized gardens in a non-estate position with a useful 33ft outbuilding, driveway parking and garage.

DESCRIPTION

A well-established detached bungalow offering spacious two-bedroom living, set within generous gardens in a sought-after non-estate location. The property features a substantial 33ft outbuilding with versatile potential, together with driveway parking and a garage. Providing privacy, space and scope for a range of uses, this appealing home is ideal for those looking to enjoy comfortable single-storey living in a pleasant setting.

Further benefits include oil fired central heating and double glazing throughout.

ACCOMMODATION

Glebeside is entered from the front of the property into the L-shaped entrance hall, which provides access to the sitting room, 2 bedrooms, kitchen, shower room and WC.

The kitchen is fitted with a range of white base and wall units and features a fireplace housing a wood burning stove with a hotplate and exposed flue. A door leads to an inner lobby, pantry cupboard and a utility room, which offers further potential and requires completion.

The cosy sitting room benefits from an open fireplace, while there are 2 well proportioned double bedrooms and a well appointed shower room and an additional WC. The shower room includes an airing cupboard housing the oil-fired boiler and hot water cylinder.



what3words: ///decoded.scrubbing.fleet

*This what3words address refers to a 3 meter square location.
Enter the 3 words into the free what3words app to find it.*

OUTSIDE

The garden has mature planting beds filled with established shrubs and fruit trees around the perimeter. A concrete pathway provides convenient access around the property, garden and to the garage making it both practical and easy to navigate year-round. In the rear garden there is also a former pig sty and also an asbestos Nissan Hut/Storage building, (10.2m x 4.8m)
The front garden also has mature flower beds and lawn, a concrete pathway from the front leads to the front door and to the rear garden. There is a driveway leading to the garage providing ample parking for 2/3 cars.

SERVICES AND EPC RATING

Mains water, mains drainage and mains electricity. Oil-fired central heating to radiators and a wood burning stove in the kitchen. EPC Rating Band F.

North Norfolk District Council, Holt Road, Cromer, Norfolk, NR27 9EN. Council Tax Band C.

TENURE

This property is for sale Freehold.

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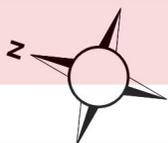




SITUATION

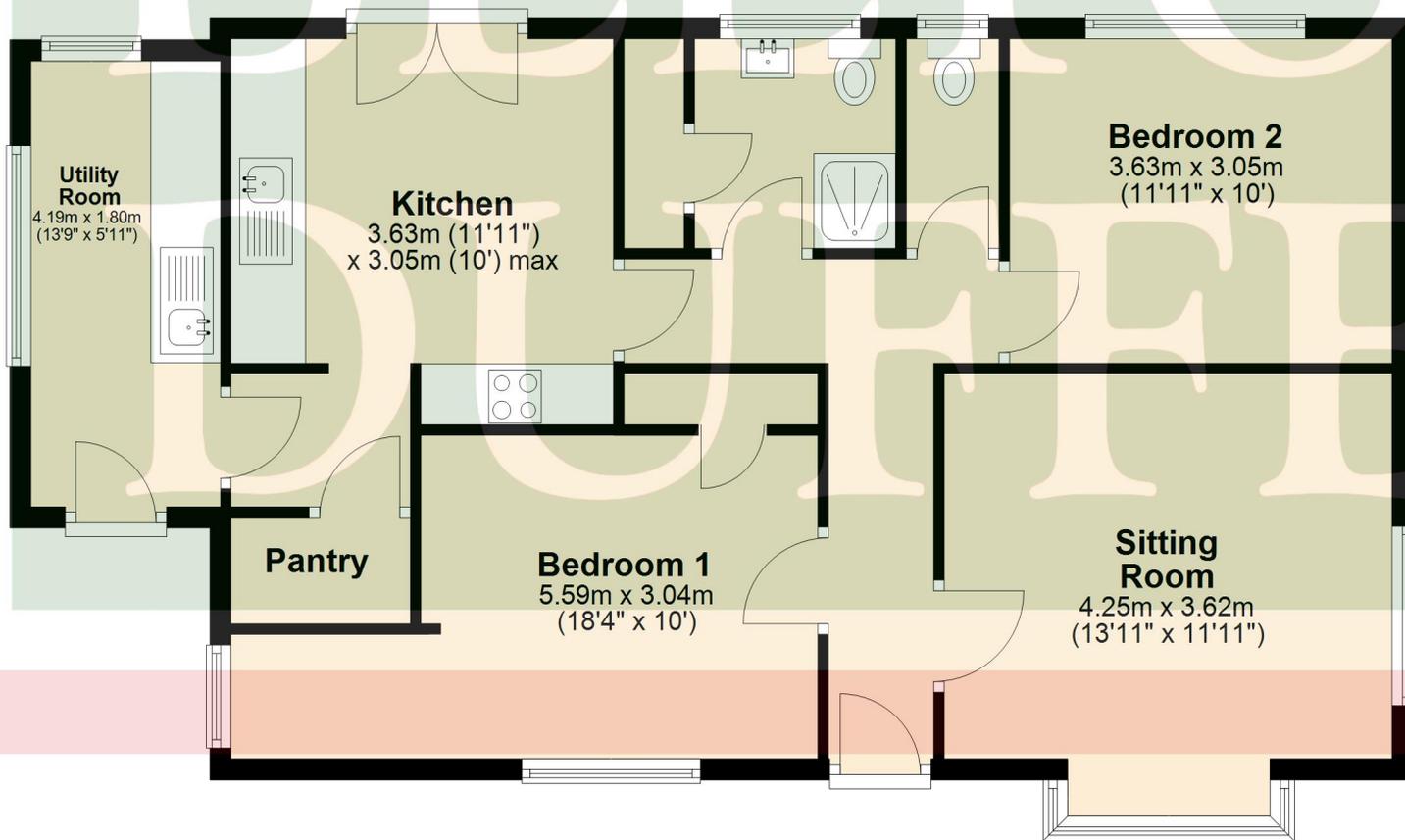
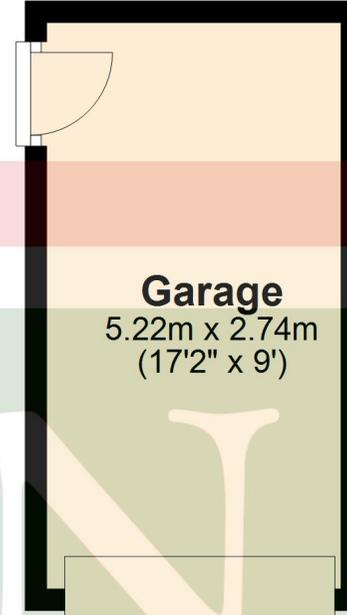
Sculthorpe is a village blessed with amenities that many other villages of its size no longer have. As well as the thriving community village hall and the primary school, there is an outdoor play area, bowling green and allotments. There are 2 farm shops which sell local produce. Sculthorpe Mill having been awarded as one of The Times top 100 hotels in the country. Close by nestled in the Wensum Valley, is the 45 acre Sculthorpe Nature Reserve home to and run by the Hawk and Owl Trust.

The village is 2.5 miles north west of Fakenham and the north Norfolk coast is some 20 minutes' drive away with the nearest mainline station to London located in King's Lynn, approximately 20 miles away.



Ground Floor

Approx. 99.6 sq. metres (1072.3 sq. feet)



Total area: approx. 99.6 sq. metres (1072.3 sq. feet)



IMPORTANT NOTICES: 1. Whilst these particulars have been prepared in good faith to give a fair description of the property, these do not form any part of any offer or contract nor may they be regarded as statements of representation of fact. 2. Belton Duffey have not carried out a detailed survey, nor tested the services, appliances and specific fittings. All measurements or distances given are approximate only. 3. No person in the employment of Belton Duffey has the authority to make or give representation or warranty in respect of this property. Any interested parties must satisfy themselves by inspection or otherwise as to the correctness of any information given.





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