



## Thornbull Lodge, The Loke, Gresham, Norwich, NR11 8RJ

**Guide Price £550,000**

- Large detached family home
- Stunning throughout
- Three double bedrooms
- EPC Rating: TBC

This large detached family home lies in the North Norfolk village of Gresham. The property consist of three double bedrooms with ensuite to the master, a family bathroom, and a guest bedroom with ensuite. There are two reception rooms, a small office are a and large Kitchen. There is a garage and established gardens and patio.



## Property Description

### REAR ENTRANCE HALL

Door to the rear, double glazed windows, radiator, large built in cupboard, slate tiled floors, doors off

### LOUNGE

Engineered oak flooring, windows to all aspects, exposed beams, large single nook fireplace with wood burner, wall lights, arch to small study area.

### KITCHEN

Stunning large kitchen with wall and base units, large island, oak worktops, enamel sink, double glazed windows to the front and side, built in dishwasher, and oven along with large Everhot oven (Aga Style). From the kitchen is an arch leading through to the dining room.

### DINING ROOM

This room is exceptional and great for entertaining with double glazed windows to the side and double doors leading to patio area. There are exposed beams and brick, radiator's and external door to the front of the property. From the dining room there is a door of to the utility area and garage and stairs off to the guest suite.

### GUEST SUITE (BEDROOM)

This large guest area is very spacious with lounge and bedroom area. There are double glazed windows to the side, and two skylights allowing for plenty of light. Radiators, built in wardrobes, and spotlights with door off to the ensuite shower room.

### ENSUITE SHOWER ROOM

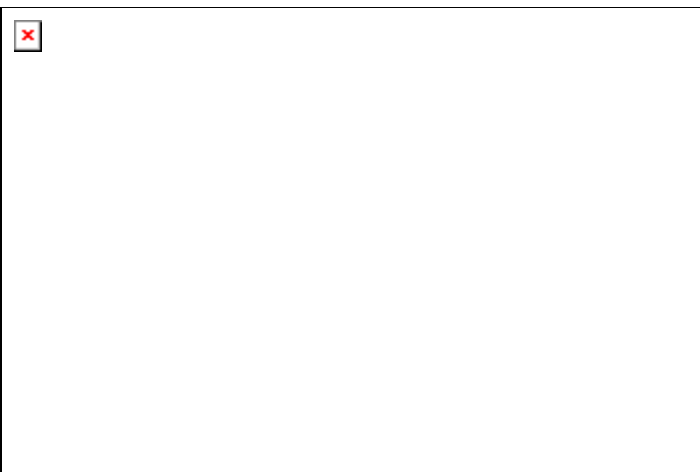
Velux window, WC, shower cubide, wash hand basin, radiator.

### LANDING

Carpets, exposed beams, windows to the front, radiator and doors off to bedrooms and family bathroom

### ENSUITE

Double glazed window to the rear, exposed beams, wash hand





basin, WC, heated towel rail, spotlights, walk in shower and part tiled.

#### MASTER BEDROOM

Double glazed windows to the front and rear, carpets, exposed beams, radiator. Door leading into ensuite.

#### BEDROOM

Double glazed windows to the rear and the side, radiator, exposed beams and carpets.

#### BEDROOM

Double glazed window to the front and side, radiator and exposed beams.



#### FAMILY BATHROOM

Double glazed window to the rear, wash hand basin, WC, bath, built in cupboard, wall mounted vanity unit and spotlights.

#### CLOAKROOM

WC, wash hand basin with splash back tiles, under stairs storage cupboard and extractor fan.

#### GARAGE AND UTILITY ROOM

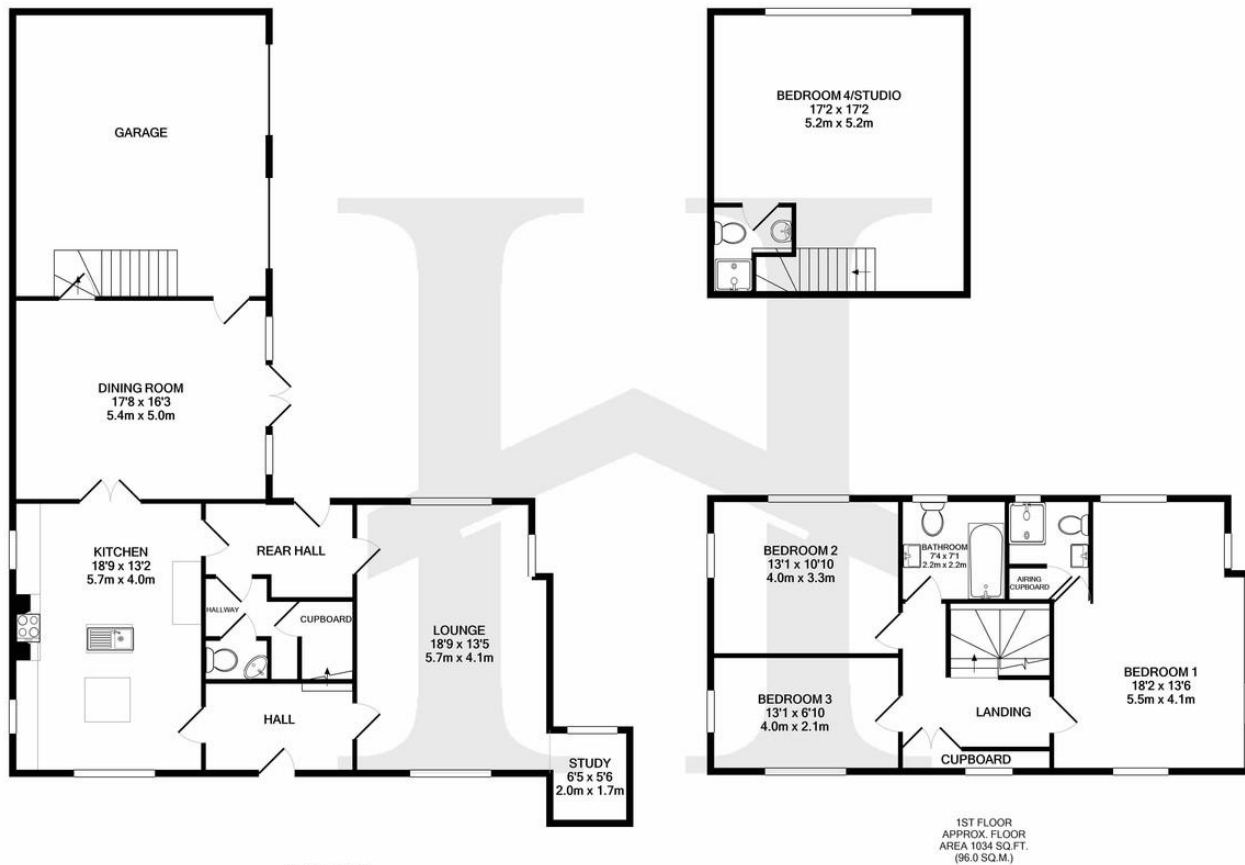
Large utility room with separate area that could be utilized as an office, studio etc. The utility room has sink and plumbing for washing machine with door leading into garage with lights and double doors.



#### OUTSIDE

To the front of the property is a pretty garden mainly laid to lawn with a central pergola giving access from the front gate to the main door. There are established shrubs and borders to the front of the property along with a shed, oil storage and patio area.

To the side of the property is a gravelled area with raised vegetable beds and an outside tap. There is a five bar gate to the rear with plenty of parking and access to the garage and rear entrance.



**STUDY AREA**

Double glazed window to the rear, radiator, engineered oak floor.

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**TOTAL APPROX. FLOOR AREA 2353 SQ.FT. (218.6 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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