



Barn House
Dersingham | Norfolk | PE31 6PP

IMPRESSIVE FIVE BEDROOM FAMILY HOME WITH CONVERTED BARN



In Dersingham, one of the county's most popular villages, this spacious detached family home really has it all. Occupying a large plot, this property boasts five bedrooms in the main house. The property also has the benefit of a one-bedroom annex set over two floors of living space together with a barn which has been refurbished to the highest standard providing a further one-bedroom annex.







- A spacious modern family home standing centrally within the Village of Dersingham
- Five bedrooms to the main house; three Bathrooms two of which are en-suite
- Additional Barn converted into large self-contained holiday let above gym space
- Two Reception rooms, large kitchen; dining room, separate utility
- A further one-bedroom self-contained annex perfect for multi-generational living
- Off-street parking on the large driveway
- Generous gardens in a mature setting
- Popular village location within easy reach of the glorious Norfolk coastline
- Solar panels and planning permission to extend further
- The total accommodation extends to 3,420sq. ft

This beautiful five-bedroom property is large, both inside and out, and it has everything a family home should have. Whether it's the bright and welcoming feeling that's apparent from the moment you enter the property that attracts you, or the fact that there are two additional living spaces attached, this is a home that does not disappoint. The current owners have lived in the house for two years and they describe it as being "eco-friendly, grand and cosy", all accurate adjectives for this stunning home. It's grand and elegant throughout, yet many of the rooms still retain a comfortable and cosy feeling throughout.



As you move from room to room, it's easy to see why this property is so beloved. Each room has been beautifully decorated and finished, but the kitchen really does stand out as being something special. It's large, modern and full of character. It's a versatile space that works well for family life, whether you are planning a big meal for guests or whipping up a quick lunch for everyone.

Ideal for Family and Hosting

With its five spacious bedrooms, there is a lot of room in this property for a growing family, and there is adequate room for guests to stay. There's also a separate one-bedroom annexe that provides privacy and tranquillity, whilst still feeling part of the main house. One of the current owner's favourite parts of the home is the living room. They highlight that it's a wonderful place to be, regardless of whether it's a nice sunny day or a cold snowy day. It's warm and cosy in the winter, and light and airy during the summer months.

Elsewhere, there is a converted barn that boasts one bedroom, a living room, bathroom and kitchen. This is a completely detached building, with adequate space away from the property and everything someone would need for an enjoyable stay.

Whether you use this for older children or elderly parents, or as a lucrative summer let, the barn is sure to be a welcomed addition. There is also a gym space on the ground floor of the barn and is a versatile space that can certainly be used in a number of different ways. It's also very green and has a tesla power wall installed with two batteries, this means it has a very small electricity bill with the potential to earn as well.

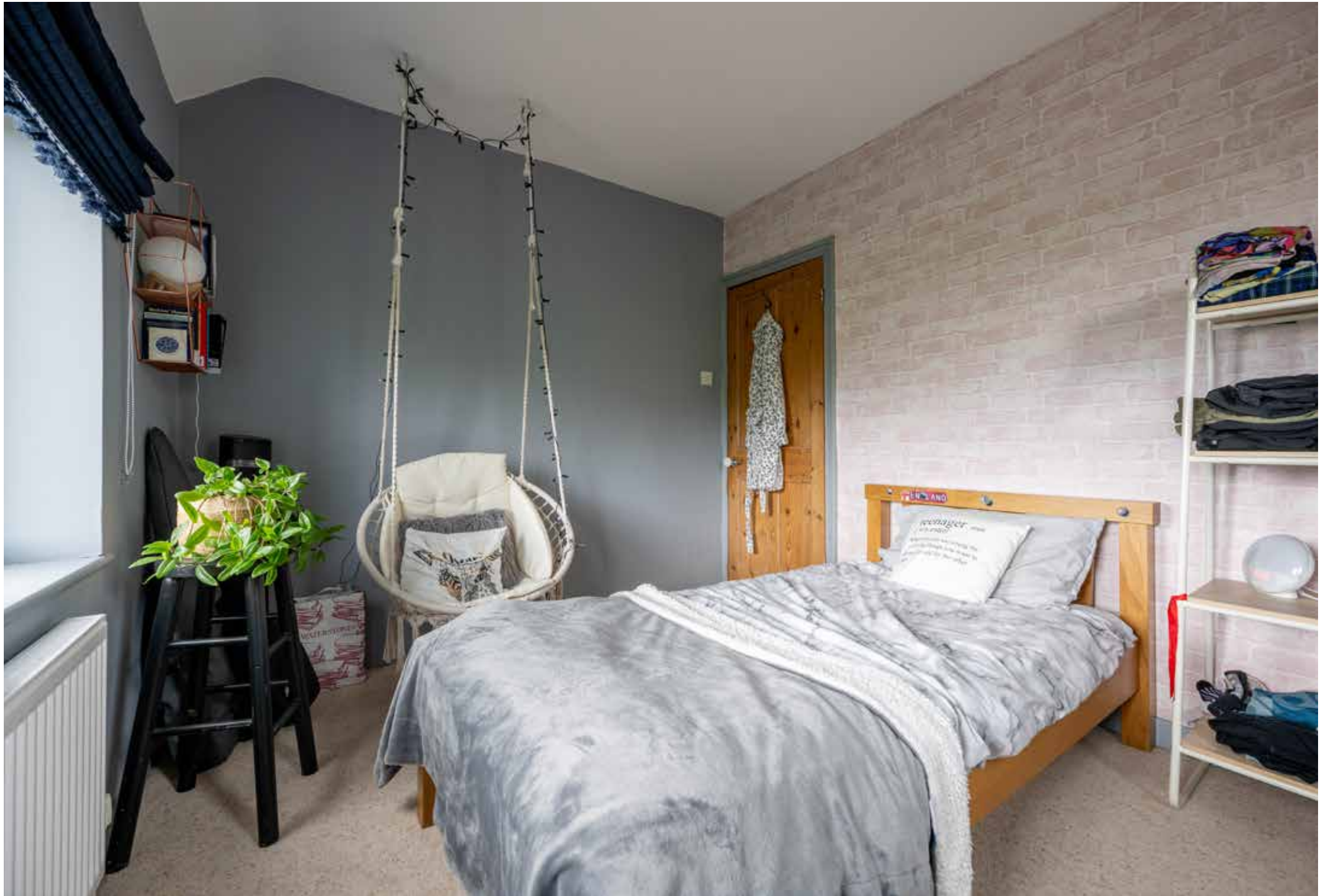
Spacious Garden and Local Surroundings

There is a lot that stands out about this property, but the large garden is certainly a big selling point. Not only is the garden large, but it's also beautiful and a wonderful place to relax. There's a lot of foliage and greenery, and the plants really bring life into the area. It's a completely private outdoor space, which allows you to truly relax and enjoy the great outdoors, without worrying about prying eyes or neighbours.

There is a lot of space for children to run and play, a fire pit and a fantastic barbecue area. Plus, the sheer amount of space means that expanding the house is always a possibility. There are two hot tubs, one for residents and one for the main house. This is a garden that ticks every box.

The current owner has lived in the local area for 50 years and remarked at how friendly the community is. There are shops close by and everything you need is within walking distance from the house, making popping out for the essentials an easy task. The nearby playing field is perfect for children to run free and make a lot of noise, without disturbing the peace and quiet of the property itself.













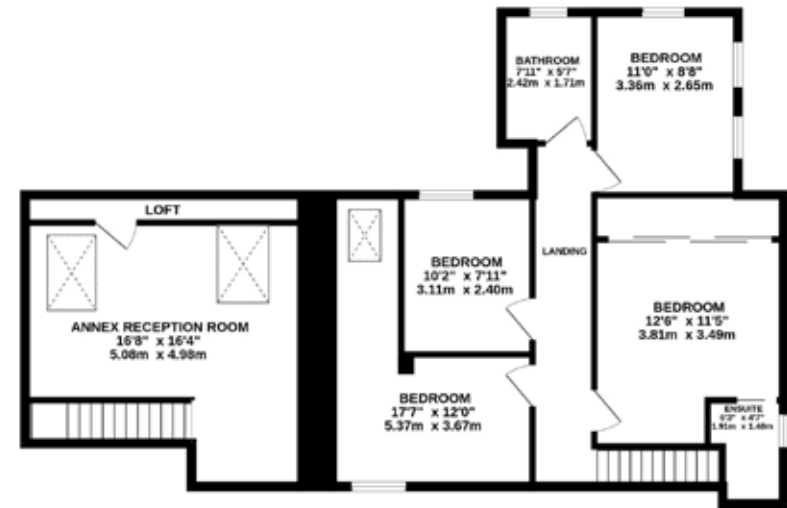
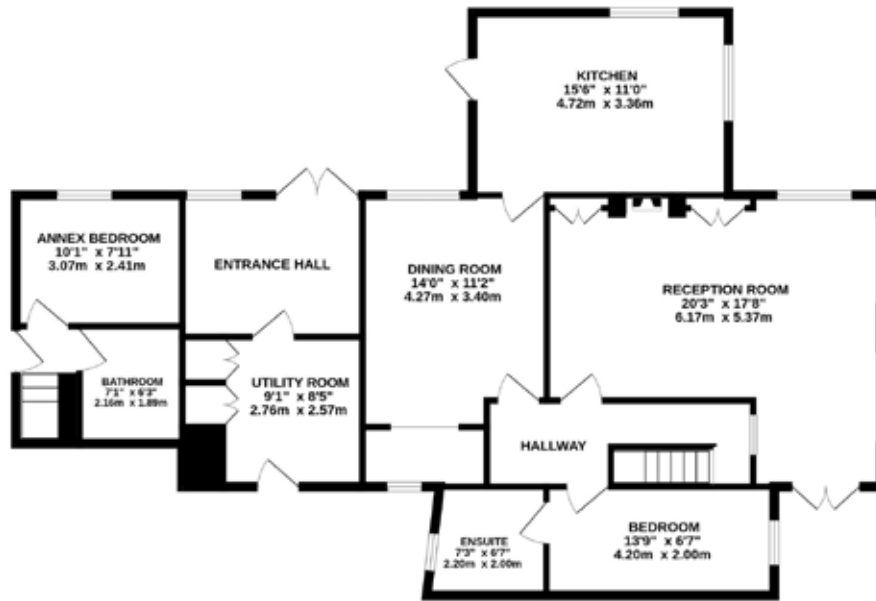












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 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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Agents notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. * These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent. Printed





On Your Doorstep...

Dersingham is a sizable village located between Kings Lynn and Hunstanton, with a good array of local conveniences, including supermarket, Spar shop, garden centre, post office, newsagent and butcher. Amenities within the village include doctor's surgery, optician, chemist, and hairdressers; a library, two churches, two public houses, and nursery/infant and junior schools. An active community life features football, cricket, and bowls teams for the active, plus a walking group. For those interested in nature, Dersingham Bog National Nature Reserve, managed by English Nature, offers a site of special scientific interest, containing habitats ranging from marshland to heathland and woodland.

How Far Is It To?...

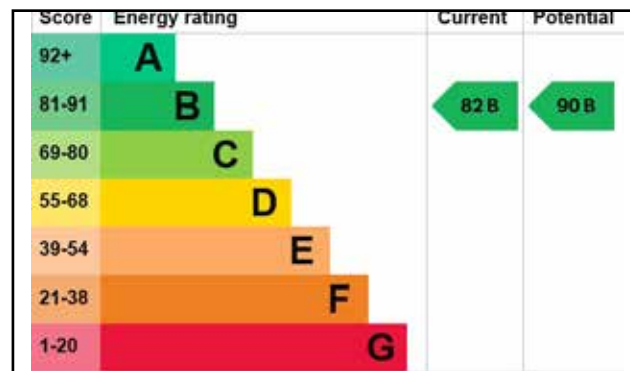
Dersingham is an ideal location if you want to be close to both the sea and the country. The Queen's country retreat, Sandringham House, with its beautiful woodland, is approximately 1 mile away, and the traditional seaside resort of Hunstanton is only 6 miles to the north. For those keen on ornithology, Snettisham RSPB Reserve is a mere 2 miles away, and further sites are scattered along the North Norfolk coast within a half hour drive. The Hanseatic town of Kings Lynn is 8 miles to the south, with a rail link to Cambridge and Kings Cross, the latter taking approximately 1 hr and 40 mins. Norwich, Norfolk's premier city, with its own international airport, is some 43 miles away.

Services

GFCH, Mains - Water & Drainage
 Kings Lynn and West Norfolk Borough Council
 Council Tax Band E

Tenure

Freehold



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