



THE STORY OF

29 Parkhill

Middleton, Norfolk

SOWERBYS

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Middleton, Norfolk
PE32 1RJ



Detached Bungalow

Sold Chain Free

Three Well-Sized Bedrooms

En-Suite to Principal Bedroom

Kitchen/Breakfast Room

Dining Room and a Separate Lounge

Off-Road Parking and Good-Sized Garage

Private Rear Garden
Backing onto The Golf Course

Cul-De-Sac Location

Lovely Walks on your Doorstep



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“A relaxing, calm and bright property which we’ve called home since 2004.”

It is a series of much-loved time and memories made which delicately turns a house into a home - and for our sellers, 29 Parkhill has been just that.

A spacious and detached bungalow, this home offers a peaceful lifestyle. It's been cherished by its current owners for the past 19 years, and it is only due to our client's starting a new chapter in their

own life which means number 29 is ready for a new one itself.

As you step inside, you'll be impressed by the generous amount of space this home has to offer. The entrance hall doubles as a dining room and features large patio doors which flood the room with natural light, creating an immediately warm and inviting ambiance.



From entering, there are two sides of the property. The first features a sizeable sitting room which then leads to the principal bedroom, a room boasting ample space and the added luxury of an en-suite. Our clients enjoyed this suite and the vast space it offered, with the room allowing for a king-size bed.

To the other side, you'll discover the well-equipped kitchen/breakfast room. It offers a range of wall and base units, abundant workspace, and is a haven for any enthusiastic cook looking to unleash their culinary skills.

Adjacent to the kitchen is the family bathroom and two additional double bedrooms, providing ample space for family members, or guests, to relax and unwind.

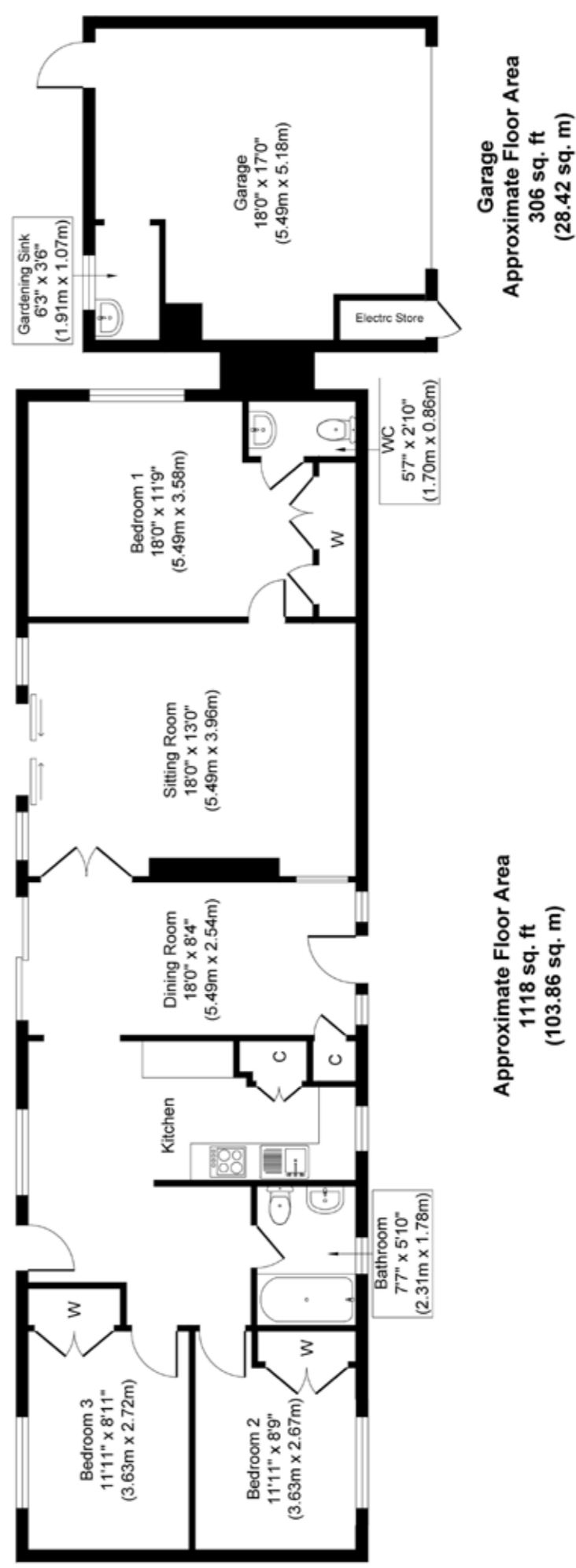


A low-maintenance frontage features a driveway leading to a good-sized garage, offering off-road parking for your convenience. The green lawn in the front adds a touch of natural beauty to the property's facade.

The rear garden of 29 Parkhill is truly a retreat. Well-established and adorned with mature trees and shrubs and it creates a serene barrier between the property and the adjacent golf course. As you relax in this private sanctuary, you can enjoy the tranquillity of the surroundings and even catch glimpses of local wildlife.

Recently decorated, this home sits on a quiet cul-de-sac, offers a picturesque view of the golf course and is being sold with no upward chain. The combination of ample space and a peaceful setting could make 29 Parkhill your ideal place to call home...

“It’s great, looking out into the garden and the golf course beyond.”



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 or tenant. 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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ALL THE REASONS

Middleton

IN NORFOLK
IS THE PLACE TO CALL HOME



Village life with a fine selection of amenities. Middleton enjoys its own Golf Club along with a church, restaurant

and shop with post office. Sitting just over four miles from the Hanseatic King's Lynn, where a choice of schools, stores and eateries on the quay await.

Perched on the banks of the River Ouse, King's Lynn has been a centre of trade and industry since the Middle Ages, and its rich history is reflected in the many beautiful buildings which still line the historic quarter.

King Street, which runs from Tuesday Market Place to the Custom House, was once known as 'Stockfish Row' for the number of fish merchants that lived there. With a listed building every 26ft, Sir John Betjeman described it as one of the finest walks in England.

With Cambridge, Peterborough and Norwich all within an hour's drive and a direct rail line into London King's Cross arriving in the capital in just 1 hour 40 minutes, King's Lynn continues to attract a growing number of professionals seeking an easy commuter route. It's easy to see the appeal of this central location with a clutch of high street retailers and independent restaurants in the town's Vancouver Centre. The Majestic Cinema and King's Lynn Alive Corn Exchange are the place to catch a film or show, or check out what's on at St George's Guildhall, the UK's largest surviving medieval guildhall, today a vibrant arts centre.



Note from the Vendor



“For a day out, The Sandrinham Estate is only a short drive down the road.”

THE VENDOR



SERVICES CONNECTED

Mains water, electricity and drainage. Oil fired central heating.

COUNCIL TAX

Band D.

ENERGY EFFICIENCY RATING

E. Ref:- 2419-1795-9666-1313-2088

To retrieve the Energy Performance Certificate for this property please visit <https://find-energy-certificate.digital.communities.gov.uk/find-a-certificate/search-by-reference-number> and enter in the reference number above.

Alternatively, the full certificate can be obtained through Sowerbys.

TENURE

Freehold.

LOCATION

What3words: ///pronouns.language.sparks

AGENT'S NOTE

It is believed that there is asbestos in the garage roof. Anyone interested in the property will need to make their own investigations.

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.

SOWERBYS



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