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THE STORY OF

Loke House

Cley-next-the-Sea, Norfolk

SOWERBYS



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Loke House

Taylors Loke, Cley-next-the-Sea,
Norfolk, NR25 7RQ

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Nestled in the Heart of Cley

Fine Period Residence

Successful Holiday Let

Lovingly Maintained Interior

Large Kitchen/Diner

Triple Aspect Sitting Room

Principal Bedroom Suite

Three Further Bedrooms

Two Bath/Shower Rooms

Enclosed Rear Garden

●

SOWERBYS HOLT OFFICE

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“Loke House has been a wonderful family retreat, a space to gather and rest...”

A classic, brick and flint period residence commanding a prime and enviable position in Cley-next-the-Sea, with private and established gardens and a discreet and hidden location.

Loke House in Cley-next-the-Sea is a fine, period coastal residence set in beautiful walled gardens and nestled discretely off a historic loke in the heart of Cley-next-the-Sea.

This substantial, detached home offers four generous bedrooms and dates back to 1875, with a lovingly maintained interior.

The deceptively spacious accommodation is full of charm, and has been well-maintained to ensure it performs very well as a family holiday let.

A recently upgraded, characterful, Shaker style kitchen/diner provides a great social hub and gathering space, whilst a large sitting room easily caters for family gatherings. The utility room fulfills a practical need, and a downstairs bedroom and shower room provide versatile space, perfect for holiday lets.

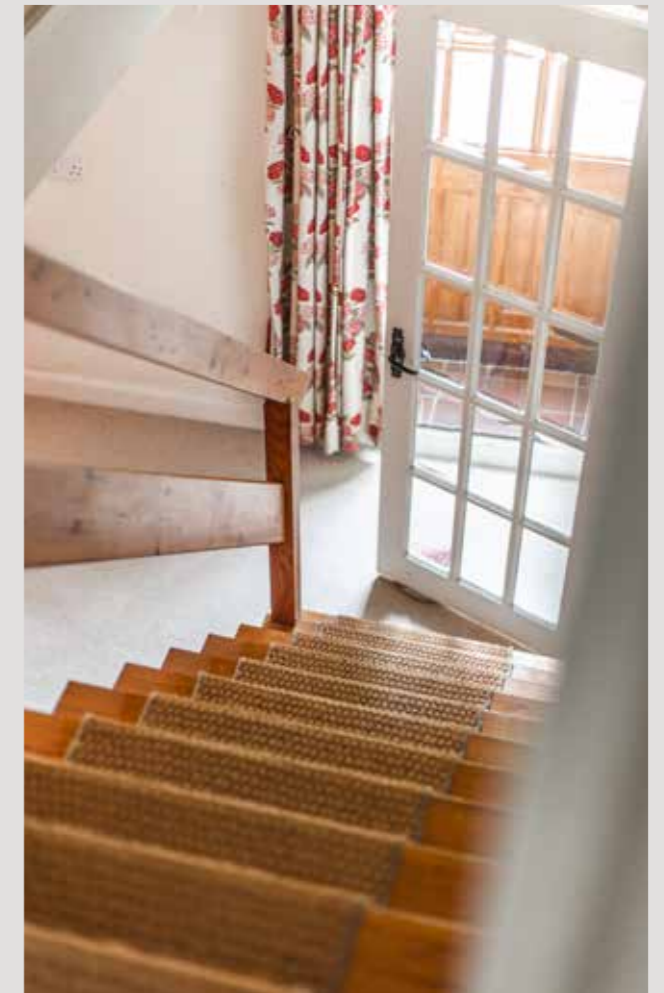






To the first floor, there is a delightful en-suite principal bedroom with en-suite, a further bedroom and family bathroom.

A bedroom to the second floor completes the accommodation and commands delightful, elevated views.





Loke House enjoys a substantial plot offering plenty of space for the whole family to enjoy, and forms an ideal base to explore Cley and the further Norfolk coastline, with ample parking just a few yards away.

“Many long summer days have been enjoyed in the walled garden.”

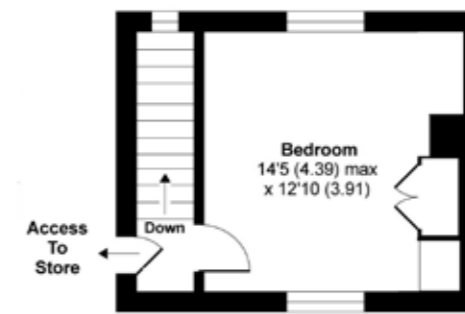
The property is currently run as a very successful holiday let, but offers the opportunity of a spacious main residence.



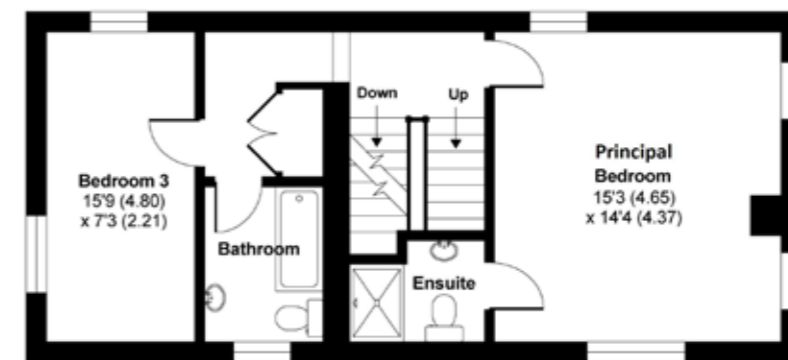


“Quite simply, a charming, coastal haven.”

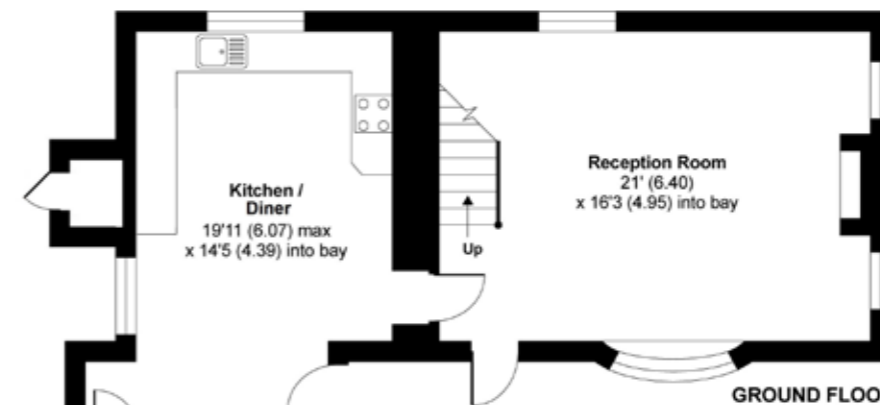
APPROX. GROSS INTERNAL FLOOR AREA 1615 SQ FT 150 SQ METRES



SECOND FLOOR



FIRST FLOOR



GROUND FLOOR



SOWERBYS — a new home is just the beginning

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



Cley-next-the-Sea



IN NORFOLK
IS THE PLACE TO CALL HOME



A haven for winter visitors and a breeding ground for rare native birds, the marsh can be seen from the windmill in

Cley-next-the-Sea, a feature that this small coastal village is famous for alongside its wonderful beach. The village has unique shops, two pubs, a church and two of the best food shops in England - The Cley Smoke House, for fabulous smoked fish and Picnic Fayre, a real delicatessen for the serious foodie.

Less than five miles away, a strong sense of community thrives among the proud residents and local businesses of Holt. Throughout the year, there are plenty of local events including a summer Holt Festival and 1940s Weekend, which takes over the town and 'Poppy Line' heritage railway that runs between here and Sheringham.

With a traditional butcher, fishmonger and greengrocer, the town even has its own

department store and food hall, Bakers and Larners, a local landmark which has been run by the same family since 1770. On the edge of town is the historic Gresham's School, founded in 1955.

The town and its surrounding yards house a collection of chic boutiques and luxe lifestyle stores to explore and fill your home and wardrobe with beautiful things – linger and choose your favourite locally made fragrance at Norfolk Natural Living.

Life moves at a leisurely pace in Holt, and there are plenty of places to idle over a coffee or bite to eat. Believed to be the oldest house in town, Byfords deli and café is a central landmark and fabulous place to stop and watch the world go by.

If you are looking for the perfect spot to enjoy the coastal lifestyle, Cley-next-the-Sea is one of north Norfolk's finest coastal villages and if this sounds like your kind of place, let us help you to find your next property.



Note from Sowerbys



Cley-next-the-Sea Beach

“There’s nothing better than a good march along the beach followed by a swim in the sea.”

SOWERBYS



SERVICES CONNECTED

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

COUNCIL TAX

The property is registered for business rates.

ENERGY EFFICIENCY RATING

E. Ref:- 9437-3326-7200-0115-7206

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: ///grass.rapid.growth

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SOWERBYS



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