



THE STORY OF

Well Corner Cottage

Thompson, Norfolk

SOWERBYS



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Hallfield Road, Thompson,
IP24 1PT



Captivating Four-Bedroom Detached Thatched Cottage

Desirable Village of Thompson

Idyllic Countryside Lifestyle

Large Brick-Built Fireplace and Stunning Wooden Beams

Versatile Spaces for Relaxation and Entertainment

Double Bedrooms, with the Principal
Bedroom Featuring a Private En-Suite

Unique Layout with Two Sets of Stairs

Expansive Garden to the Rear

Surrounding Countryside Views



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“The cottage is over 300 years old. It has the original bakers’ oven fireplace and various wrought iron decorative pieces relating to its butchery past too.”

Welcome to the picturesque village of Thompson, where you’ll find a captivating four-bedroom detached thatched cottage, your ideal countryside retreat. This charming home offers more than just a place to live; it promises a way of life filled with rural charm and tranquillity. With a rich history as two separate houses that have been artfully combined into one harmonious dwelling, this cherished family abode has been a haven of treasured moments and warm gatherings for over 20 years.

As you step inside, you’ll be embraced by the heart of country living: a large kitchen-dining-entertaining space that exudes a warm and inviting atmosphere. The air is filled with the aroma of home-cooked meals, inviting you to fully

embrace the quintessential countryside lifestyle.

The living room boasts remarkable character features, including a grand brick-built fireplace and stunning exposed beams, adding to the country allure, and creating the perfect ambiance for cosy evenings by the fire. Beyond this space lies a snug, offering a tranquil retreat for relaxation, leading gracefully to a formal dining room, ideal for intimate gatherings with family and friends.

The ground floor also features a convenient shower room, providing modern comfort and practicality to enhance your daily life.

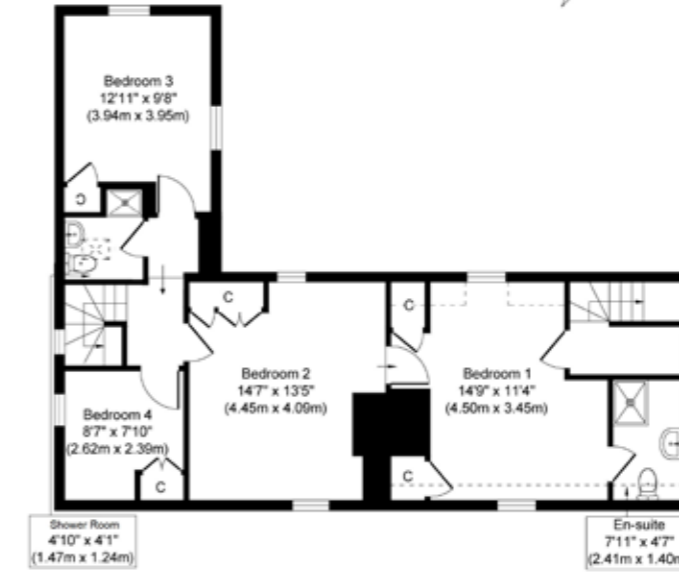


Heading upstairs, you'll find four delightful bedrooms, each exuding its own unique charm. The primary bedroom, with its private en-suite, serves as a serene sanctuary where you can unwind and find solace after a day amidst the splendour of nature.

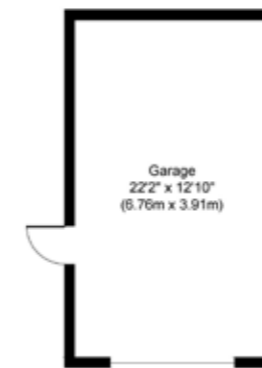
The thoughtful layout of the house, with two sets of stairs, allows for comfortable multi-generational living, providing each family their own distinct haven within this picturesque dwelling.

“The garden and over the field views are spectacular”

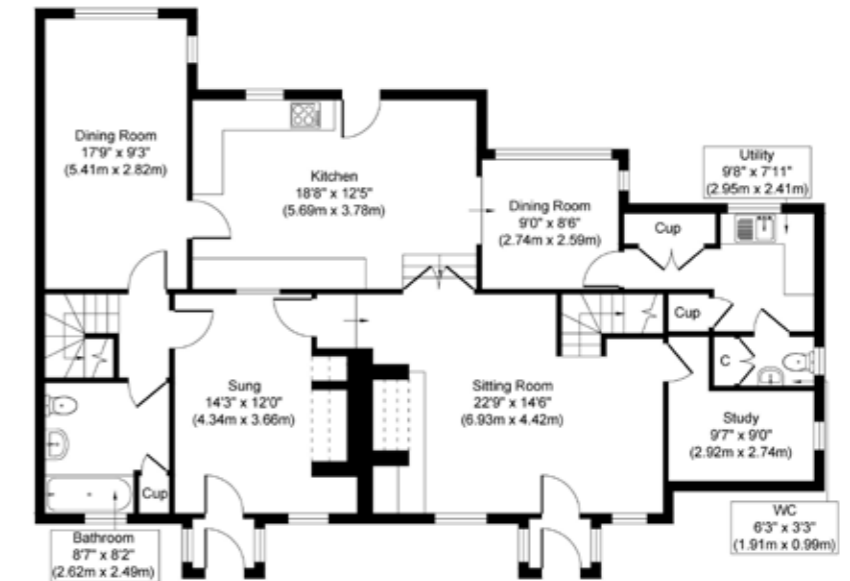




First Floor
Approximate Floor Area
742 sq. ft
(68.93 sq. m)



Garage
Approximate Floor Area
284 sq. ft
(26.38 sq. m)



Ground Floor
Approximate Floor Area
1298 sq. ft
(120.58 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 or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

As you step outside, you'll be greeted by an enchanting rear garden, an oasis of tranquillity surrounded by breathtaking countryside views. This outdoor space invites you to experience the joy of life in the country, where open spaces and fresh air inspire outdoor pursuits and moments of relaxation.

If you've been yearning for a country lifestyle, this timeless thatched cottage offers the perfect opportunity to create cherished memories and embrace the beauty of rural living alongside your loved ones.



ALL THE REASONS



Thompson

IN NORFOLK
IS THE PLACE TO CALL HOME



A picturesque village with a fair selection of amenities, Thompson now benefits from optic fibre internet connectivity. There is a well-regarded primary school in addition to the village church, public house and restaurant – The Chequers Inn - a post office, Community Hall and a Millennium Green. Throughout the year, the Community Hall organises various events and is available for private hire. The church also holds fundraising events, including the ever-popular Lavender’s Lunch. For those avid runners, Thompson hosts an annual 5km and 10km run

There are country walks nearby including Peddars Way and there is easy access to the A11/M11 where there are good links by rail and road to Cambridge and London and approximately 23 miles from Norwich.

Just three miles away is the market town of Watton, well-served by primary, junior and secondary schools, a GP clinic, dental surgery and chemist, along with a supermarket, Post Office and sports centre.

Watton is a strong rural community which comes together each year for the annual Wayland Show, one of England’s oldest agricultural shows.

Just outside the town you’ll find Loch Neaton and Wayland Wood, the site of the children’s tale, Babes in the Wood, which are both lovely places to visit and the beauty of the area makes it an unmissable place to explore.

Nearby, enjoy the cycle trails at Thetford Forest, take a trip to Melsopp Farm Park, head over to Snetterton race circuit, or book a game at Richmond Park Golf Course, an 18-hole course with driving range set in 100 acres of parkland.

Well-exercised, there are several good pubs serving real ales and good grub to recharge your energy – try The Willow House, The Waggon & Horses in nearby Griston or The Old Bell at Saham Toney, north of Watton.



Note from the Vendor



View from the upstairs window.

“You can look out onto the garden and see the changes of seasons, along with the many wildlife visitors.”

THE VENDOR



SERVICES CONNECTED

Mains water and electricity. Oil fired central heating and drainage via septic tank.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

D. Ref:- 2737-0523-2200-0773-8296

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

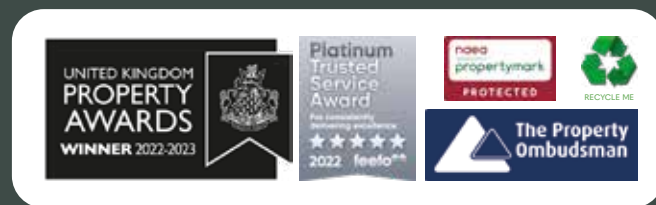
Freehold.

LOCATION

What3words: ///lads.universe.banter

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