

6 Vlarham Road Fincham, Norfolk

SOWERBYS



THE STORY OF

6 Marham Road

Fincham, Norfolk **PE33 9ES**

Detached Bungalow Kitchen/Dining Room Spacious Sitting Room and Easy Access to the Conservatory

Four Double Bedrooms

En-Suite and Walk-In Wardrobe to Principal Bedroom Single Garage and Off-Road Parking New Porcelain Patio Area

Beautifully and Expansive Landscaped Garden

Great Location for Commuting

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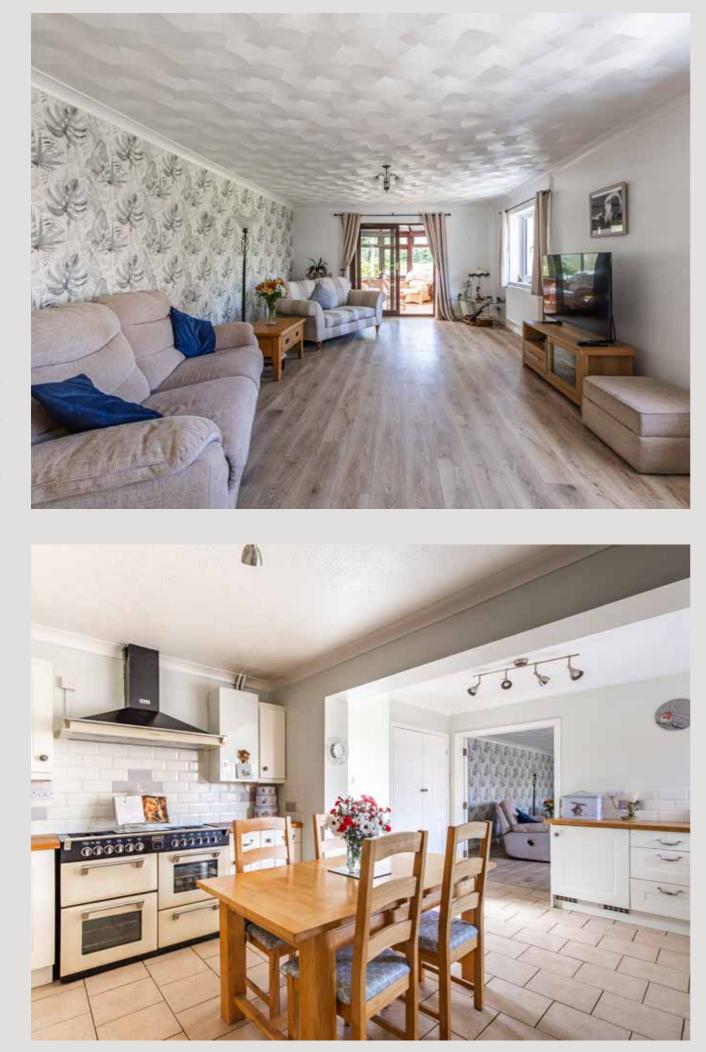
"Our spacious, light, and homely bungalow is incredibly well-situated for local towns and the coast."

aving served as our client's Cherished home for the past five years, 6 Marham Road has been the perfect home to embrace an indooroutdoor lifestyle.

The heart of this bungalow undoubtedly lies within its open-plan kitchen, dining, and sitting area. The kitchen, thoughtfully appointed with a variety of storage options and ample workspace, invites your keen cook to craft homely meals whilst hosting family and

Adjacent to the sitting room lies a favoured spot among the current owners, the conservatory. It is here that they delight in observing wildlife, hearing the morning symphony of birdsong, and embracing the chance to let the outside in.

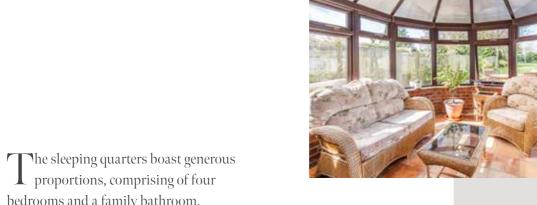
guests. This space effortlessly creates a togetherness, ideal for younger family members needing supervision but perfect for adult gatherings - and a catch-up over a coffee.







SOWERBYS — a new home is just the beginning







proportions, comprising of four bedrooms and a family bathroom. Each bedroom offers ample space with the principal bedroom enjoying the convenience of a walk-in wardrobe and

One bedroom currently serves as a versatile study, but could easily be a dining room or further reception space complemented by its location within the

en-suite shower room.

home close to the kitchen.

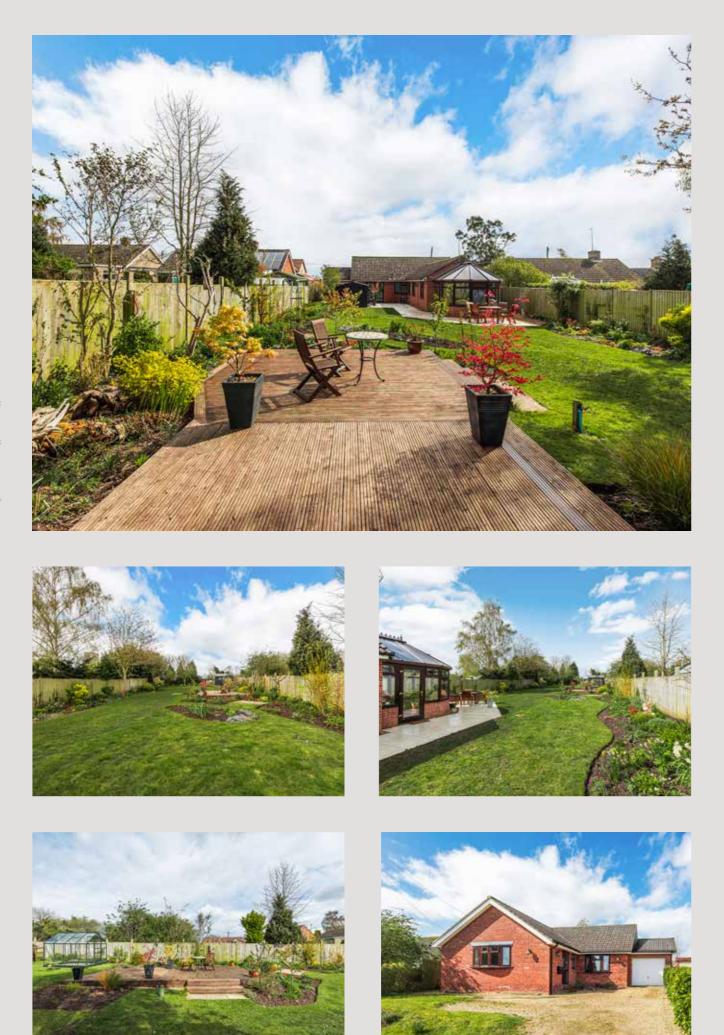
With its spacious layout, expansive plot, and convenient location for commuters, this bungalow presents an enticing opportunity to enjoy the best of an indoor-outdoor lifestyle...













(162.76 sq. m) to ensure the accuracy of t

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. Copyright V360 Ltd 2023 | www.houseviz.com

Ground Floor kimate Floor Area 1752 sq. ft 62.76 sq. m)

ALL THE REASONS

Fincham

IN NORFOLK IS THE PLACE TO CALL HOME

Testled about 10 miles south of the popular town of King's Lynn and 5 miles east of Downham Market, Fincham offers a relaxed village charm, with many timeless and much-loved homes.

Discover the distinguished St. Martin Church, boasting a striking perpendicular design and an impressive tower, standing as a testament to the village's rich history. Erected primarily in 1450, the church underwent refurbishment, including a Victorian porch addition.

Among the village's architectural gems, Fincham Hall, a splendid Tudor manor, occupies the grounds of former halls and served as the residence of the Fincham family until 1572. Equally notable is Talbot Hall, an esteemed manor steeped in the village's early history. The local watering hole, aptly named The Swan, provides a cosy retreat for residents and visitors alike.

Shouldham is closeby and a thriving picturesque village, with a green, playing field, and popular forestry commission warren providing excellent walking and riding areas. Shouldham enjoys its own Ofsted 'Outstanding' rated Primary School, bowls and social club, 16th century pub and restaurant, post office, function hall and church.

Both villages are nestled within convenient reach of both the picturesque Fens and the captivating Brecks, Fincham also offers easy access to the historic charm of one of Norfolk's oldest market towns, Downham Market which can be traced back to Saxon times.

The town has a good range of shops and a busy market on Fridays and Saturdays as well as a range of schools and nurseries including a college. There are many attractive houses and buildings and an unusual gothic black and white town clock.

There is a mainline railway station with fast direct trains to Cambridge (39 minutes) and London King's Cross (1 hour and 35 minutes). It is an ideal place for walking or cycling and the peaceful waterways are excellent for boating and fishing.



Note from the Vendor



A picture of Should Warren woods, a peaceful spot for walking.

"There are so many different routes to explore around the woods at Shouldham."

THE VENDOR



SERVICES CONNECTED Mains water, electricity, and drainage. Oil-fired central heating.

COUNCIL TAX Band B.

ENERGY EFFICIENCY RATING

D. Ref:- 6634-8524-7300-0364-6206 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: ///strength.rivals.tables

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SOWERBYS



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