



Introducing
Whitefriars Road
King's Lynn

SOWERBYS

Tucked away just a short stroll from the heart of King's Lynn town centre, this beautifully finished three-bedroom terrace home effortlessly blends character charm with contemporary comfort.

Step inside to discover a warm and welcoming living room, perfect for relaxed evenings, complemented by a separate dining room ideal for entertaining friends or enjoying family meals. The spacious kitchen sits at the rear of the property and has been thoughtfully designed with integrated appliances, offering both style and practicality for everyday living.

Upstairs, the home features two generous double bedrooms filled with natural light, alongside a third bedroom best suited as a home office, dressing room, or walk-in wardrobe. The luxurious bathroom provides a true sense of indulgence, complete with a stunning roll-top bath for unwinding at the end of the day.

Finished to a high standard throughout and enhanced by charming character touches, this home also benefits from the rare convenience of off-road parking for one vehicle. An ideal lifestyle property for those seeking elegance, comfort, and walkable town-centre living.

KING'S LYNN

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.

Originally named Bishop's Lynn, during the reign of Henry VIII the town was surrendered to the crown and took the name King's Lynn. During the 14th century, Lynn was England's most important port, dominated by the Hanseatic League. Although the growth of London later eroded the port's importance, ship-building and fishing became prominent industries, the latter of which is documented at True's Yard Museum.

With more than 400 listed buildings, two warehouses – Hanse House and Marriott's Warehouse – still stand in the

centre of the town, along with King's Lynn Minster and Custom House. These have appeared as stars of the screen in numerous period dramas and it's not unusual to spot a camera crew and cast on location.

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. In 1845, there were at least ten pubs on this street alone, and although these have faded away a relatively new arrival is the WhataHoot distillery with its gin school and handmade spirits.

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.

COUNCIL TAX

Band B.

AGENT'S NOTES

Off road parking for one vehicle (to the rear of the property)
Courtyard garden

Integrated microwave and fridge freezer

Freestanding gas cooker (the landlord will leave for the tenants use, but will not maintain nor replace the appliance)

Log burner (only seasoned hardwood to be used)

LOCATION

What3words: ///dogs.magma.march

ENERGY EFFICIENCY RATING

To be confirmed. The reference number or full certificate can be obtained from Sowerbys upon request.

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.



SOWERBYS

We are proudly supporting these Norfolk charities by organising and participating in events throughout 2025, along with making a donation for every home we sell.



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