



THE STORY OF
Winyards
Northwold, Norfolk

SOWERBYS



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Winyards

Methwold Road, Northwold, Norfolk
IP26 5LR

Mock Georgian Detached Family Home

4.5 Acre Plot (STMS)

Living Room with a Log-Burner

Kitchen/Breakfast Room and
Separate Dining Room

Home Office or Play Room

Four Double Bedrooms with Superb Views

Two En-suites and Family Bathroom

Triple Bay Cart Shed and Twin Stables

Ideal Equestrian Property or Small Holding

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With its striking façade and timeless mock Georgian style, Winyards instantly captivates. Set within about 4.5 acres (STMS) of glorious grounds, this beautifully presented detached home enjoys uninterrupted field views front and back – the perfect blend of elegance, privacy, and rural charm.

Arrive through wrought iron gates and along a sweeping drive, and the sense of occasion is immediate – serene, refined, with just the right touch of grandeur.

Step inside and the light-filled entrance hall greets you with warmth and welcome. The graceful staircase, perfectly positioned, gives a nod to the classical symmetry that defines Georgian architecture, while creating a focal point that is as impressive as it is inviting. To one side, the sitting room offers cosy comfort with a log burner and french doors to the terrace, ideal for soaking up garden and countryside views. Opposite, the dining room invites both intimate dinners and lively gatherings. A study, boot room, and cloakroom add everyday practicality.

At the rear, the kitchen combines shaker cabinetry with modern ease, supported by a utility room to keep life running smoothly.

Upstairs, a bright landing leads to four double bedrooms, each blessed with magnificent field views that stretch endlessly into the horizon. Two enjoy en-suites – one with a bath, the other a shower – while a stylish family bathroom serves the rest.



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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Outside, the grounds open-up to reveal a wealth of opportunity. Multiple paddocks, stables, and a three-bay cart lodge make this an excellent choice for equestrian pursuits or those seeking space for livestock, cultivation, or creative planting. Expansive lawns offer room to play, relax, or simply breathe in the peace of the countryside, while the extensive driveway provides ample parking for residents and guests alike.

Private and secluded yet wonderfully connected, Winyards offers the best of both worlds – a rural idyll with easy access to rural Norfolk, as well as excellent rail and road links into Ely, Cambridge, and London.

A home of presence and poise, Winyards is ready to welcome its next custodian – someone seeking a lifestyle defined by space, serenity, and the beauty of Norfolk's ever-changing skies.



Northwold

CHARMING VILLAGE WITH HISTORIC CHARACTER AND RURAL TRANQUILLITY.

A civil parish in the English county of Norfolk, on the edge of the Norfolk Fens and Breckland. The rural village of Northwold, which lies on the edge of the Thetford Forest, offers local shops, traditional pubs and a village hall.

Approximately 20 miles away, 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.

A stunning cluster of Georgian architecture sits to the west of town and the streets surrounding The Walks, a Grade II listed, 17-hectare park where elegant folk once promenaded. Families still enjoy weekend walk or a Sunday concert in the park and don't miss The Red Mount, once a wayside stop for pilgrims headed to the shrine of Our Lady of Walsingham, to take in the incredible, elevated views.



Note from the Vendor



"I've loved the peace and quiet, and the rural location..."



SERVICES CONNECTED

Mains electricity and water. Drainage to septic tank. Oil fired central heating and log-burner.

COUNCIL TAX

Band F.

ENERGY EFFICIENCY RATING

D. Ref:- 2986-8201-6256-1819-3619

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: [///pocket.charities.link](https://www.what3words.com/pocket.charities.link)

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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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