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North Walsham Road . Knapton . NR28 0RT



**(OIEO) - £140,000**



# TRADITIONAL GROUND-FLOOR APARTMENT IN A HISTORIC GRADE II LISTED GEORGIAN MANOR HOUSE

Hidden away from the North Walsham Road sits the stunning traditional Grade II listed Knapton House. Flat 1 Knapton House is a quaint yet quirky ground floor apartment set in historic grounds. The living room gives a true sense of the history the house holds whilst still having modern features such as a bespoke built 'hidden' kitchen area. In keeping with the theme of the main house, the main bedroom is traditional yet practical with direct open plan access to the en-suite, and not forgetting the separate W/C in the entrance hall.

Knapton House also provides two acres of private communal grounds to its residents along with a garage and off-road parking.

Internal Inspection is highly advised in order to appreciate the accommodation offered.

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Service Charge – £50 pcm (£600 per year)

Ground Rent – TBC

Lease Length – 250 years (247 years remaining)

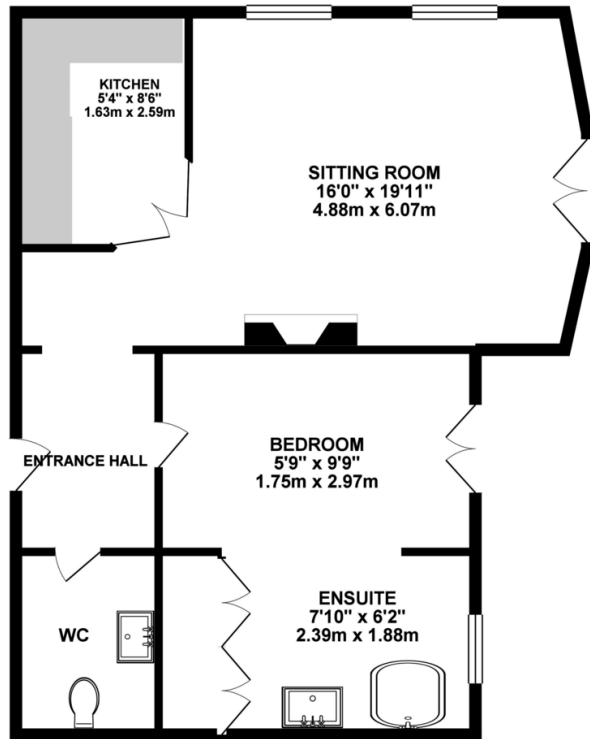


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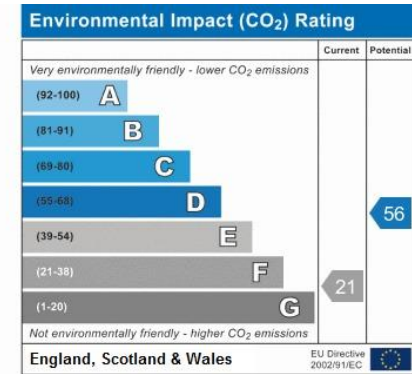
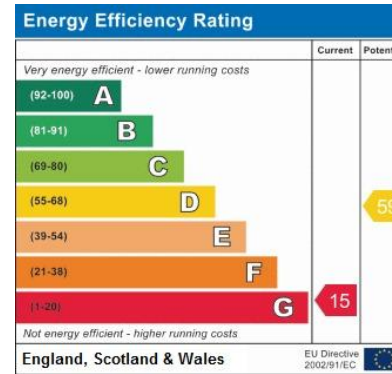


## GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with floorplan 60219

Ground floor, one bedroom apartment



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

For details or to book a viewing please contact our North Walsham office:



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