



Guide Price £650,000

3 Bedroom Detached Bungalow for sale
Willowmere The Street, Lessingham, Norwich



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Overview

Coming to market for the first time in three decades, this gem of a property has an incredible wealth of benefits hidden behind its unassuming facade. Once you see this garden, your pathway forward will be clear.



Key Features

- Extensive 3-Bedroom Detached Bungalow
- Fully Renovated Turnkey Opportunity
- Fully Integrated Wren Kitchen with Granite Worktops Accompanied by a Large Utility-Laundry Room
- Renovation Includes Underfloor Heating, New Boiler and Pressurised Cylinder
- Undisturbed Views and a South-Facing Garden Set on 1/3 of an Acre
- Sizeable Frontage with Freshly Laid Shingle Driveway and Large Garage/Workshop
- Heated Indoor Swimming Pool Surrounded by Leisurely Space
- Norfolk Village Position within 5-Minutes of the Beach





Welcome to Lessingham, on the Norfolk coast. Location is fundamental for a peaceful lifestyle, and this will not disappoint. Positioned within a 5-minute drive of the coast, and easy reach of the wonderful Norfolk Broads, natural beauty and conservation are on your doorstep. Local restaurants include a Michelin Guide recommended, The Ingham Swan. Two golf clubs are within a 30-minute drive and daily amenities are easily accessible.

Next, the compelling luscious landscape this property offers. Whether you're an artist, a bird-watcher, a sun worshiper or a stargazer, there is inspiration here waiting for you. Utmost privacy complemented by south-facing brightness, warmth and views, ample patio, mature lawn, and what better wellness benefit than your very own indoor heated swimming pool? Collectively, this space is as much a personal retreat as it is the perfect host for family and friends to enjoy.

Now for the home itself. Before stepping foot inside, know this is a turnkey property prepped and ready for its next chapter. With every stone unturned, you can expect a fresh feel underfoot, crisp visuals throughout, and upgrades including underfloor heating, a new boiler and pressure boosted supply, a new bathroom and a Wren kitchen with granite worktops.

Three double bedrooms await you, served by a luxurious ensuite shower room to the principal bedroom and a spacious wet room for family and guests. Three generous reception rooms can be individually suited to the seasons and your home dynamics.

The house is complete with the most generous utility laundry room for multiple uses, a handy cloakroom, and an extensive garage/workshop will be the practical cherry on top.

There is nothing like viewing a prospective home in person. We are open 24/7 to receive your request and look forward to welcoming you.

What3Words: ///headlines.attending.even



Sitting Room

14' 7" x 13' 5" (4.45m x 4.10m)

Fitted carpet, double-glazed curved bay window, wood burning stove set within a feature stone wall and tiled hearth, spotlights, radiator and multiple sockets.

Kitchen-Dining Room

20' 0" x 12' 3" (6.10m x 3.75m)

Tiled flooring with underfloor heating, twin double-glazed windows (one internal, one external), spotlights, Wren kitchen with fitted base units and granite worktops, integrated fridge, extractor hood, induction hob, triple ovens with warming tray, microwave, dishwasher and multiple sockets.

Sun Room

16' 2" x 14' 11" (4.95m x 4.55m)

Tiled flooring, double-glazed French doors and windows to the patio, polycarbonate roof, wall-mounted lights, two radiators and multiple sockets.

Utility-Laundry Room

16' 2" x 10' 2" (4.95m x 3.10m)

Tiled flooring, three double-glazed windows and exterior door, ceiling lights, fitted base and wall-mounted units, tiled splashback, oil boiler servicing the swimming pool, freestanding washing machine, drier and dishwasher, radiator and multiple sockets.

Cloakroom

6' 8" x 3' 3" (2.05m x 1.00m)

Tiled flooring with underfloor heating, spotlights, Vanity wash hand basin, toilet and bi-fold door.

Bedroom One

12' 3" x 12' 3" (3.75m x 3.75m)

Fitted carpet, double-glazed window, spotlights and two hardwired pendant lights, radiator and multiple sockets.

Ensuite Shower Room

8' 8" x 3' 11" (2.65m x 1.20m)

Porcelain tiled floors and walls, Vanity wash hand basin, wide shower with frameless hinged glass shower door, toilet, spotlights and heated towel rail.

Bedroom Two

10' 11" x 10' 4" (3.35m x 3.15m)

Fitted carpet, double-glazed window, spotlights and two hardwired pendant lights, radiator and multiple sockets.

Bedroom Three

13' 5" x 8' 0" (4.10m x 2.45m)

Fitted carpet, double-glazed privacy glass window, spotlights, radiator and multiple sockets.

Wet Room

7' 8" x 7' 8" (2.35m x 2.35m)

Polished porcelain tiled floors and walls, obscured double-glazed window, spotlights, Vanity wash hand basin, toilet, dual outlet shower and fluted glass screen, toilet and heated towel rail.

Entrance Hall

26' 2" x 16' 6" (8.00m x 5.05m)

Tiled flooring with underfloor heating, double-glazed window, spotlights, radiator and new composite door.

Garage/Workshop

34' 11" x 10' 5" (10.65m x 3.20m)

Concrete flooring, polycarbonate roofing, up-and-over garage door, double-glazed window, lights and multiple sockets.

Floorplans

GROUND FLOOR
1815 sq.ft. (168.7 sq.m.) approx.



1ST FLOOR
779 sq.ft. (72.4 sq.m.) approx.



DETACHED 3-BEDROOM BUNGALOW

TOTAL FLOOR AREA : 2595 sq.ft. (241.1 sq.m.) approx.

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.
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EPC

The EPC will be available within 28 days or the property may be exempt, please speak to us for more details.



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