



Hargham Road | Old Buckenham | NR17 1SN

Price Guide £550,000 - £575,000

twgaze



# Hargham Road | Old Buckenham | NR17 1SN Price Guide £550,000 - £575,000

Offered with no chain. Set in the sought-after village of Old Buckenham, this charming four-bedroom detached home sits on a generous 0.65 acre plot. The grounds feature formal flower gardens, a lawn, productive vegetable garden, and a mature orchard. A rare opportunity to enjoy peaceful village living with ample outdoor space in a beautiful rural setting.

- Guide Price £550,000 - £575,000
- Offered with No Chain
- Detached four bedroom house
- Lounge with wood burner and separate formal dining room
- Kitchen /breakfast room
- Ground floor study
- Ground floor W.c and first floor
- Detached Double garage bathroom
- Beautiful flower and lawn garden
- Vegetable garden and an Orchard

## The Location

Old Buckenham is an attractive Breckland village which has a large common that creates a pretty focal point, along with being a great place for walkers to enjoy. The village hosts a couple of popular public house/restaurants (The Gamekeepers and The Ox & Plough), local convenience store and schooling facilities. Towns such as Diss and Attleborough both provide wider support, with good shopping, transport facilities. Mainline rail connections can be found at Attleborough and Diss, both of which give access to Norwich and London.

## The Property







This impressive Four-Bedroom Detached Home set on approximately 0.65 acres of beautifully maintained grounds, the property offers a unique opportunity to acquire a spacious and well-loved family home. Lovingly cared for by the current owners, the property seamlessly blends comfort, functionality, and charm. The ground floor features a dedicated study perfect for remote work or a home office, alongside a well-appointed kitchen/breakfast room and a formal dining room, ideal for entertaining. The generous lounge, complete with a wood-burning stove, creates a cosy and relaxing atmosphere for winter evenings. A bright conservatory provides the perfect spot to enjoy stunning views of the garden. Upstairs, you will find four well-proportioned bedrooms and a modern family bathroom. Additional storage space is available in the fully boarded loft. This property offers a rare blend of privacy, space, and warmth, perfect for those looking to enjoy country-style living with modern comforts.

#### The Outside

You approach the property via a hard standing driveway that leads to a Detached double garage. The front garden is predominantly laid to lawn and complemented by well-stocked shrub borders. To the rear, the property boasts a charming brick-built potting shed and sits within approximately 0.64 acres of beautifully maintained grounds. A spacious patio area provides the perfect setting for alfresco dining, overlooking a formal garden with a pristine lawn and meticulously manicured flower and shrub borders. Nestled in a shady corner is an attractive arbor, offering a tranquil spot to relax and enjoy panoramic views of the garden. For those seeking a self-sufficient lifestyle, there is a superb vegetable plot with ample space to grow a wide variety of produce—ideal for living "the good life." Additionally, a greenhouse supports year-round cultivation, and at the far end of the garden, an established orchard yields a selection of fruit trees.

#### Freehold

#### Services

Mains electric, mains water, mains drains, oil fired central heating

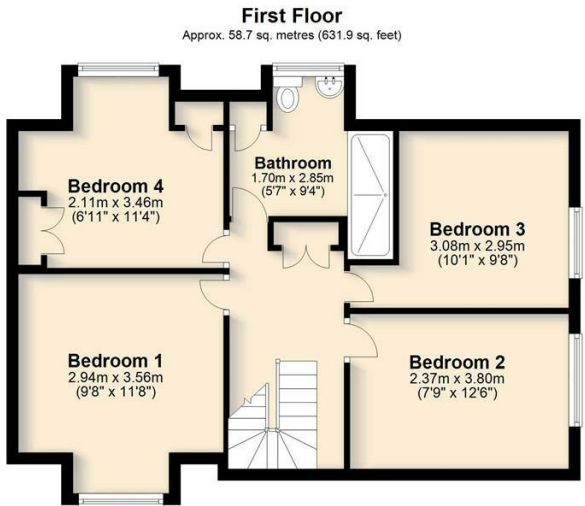
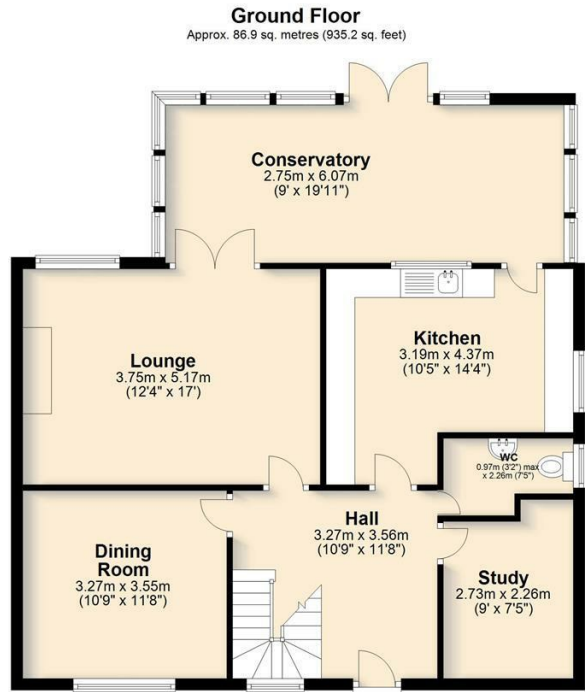
#### How to get there

what3words///laugh.implanted.badly

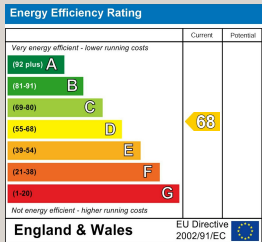
Viewing strictly by appointment

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Total area: approx. 145.6 sq. metres (1567.1 sq. feet)



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