



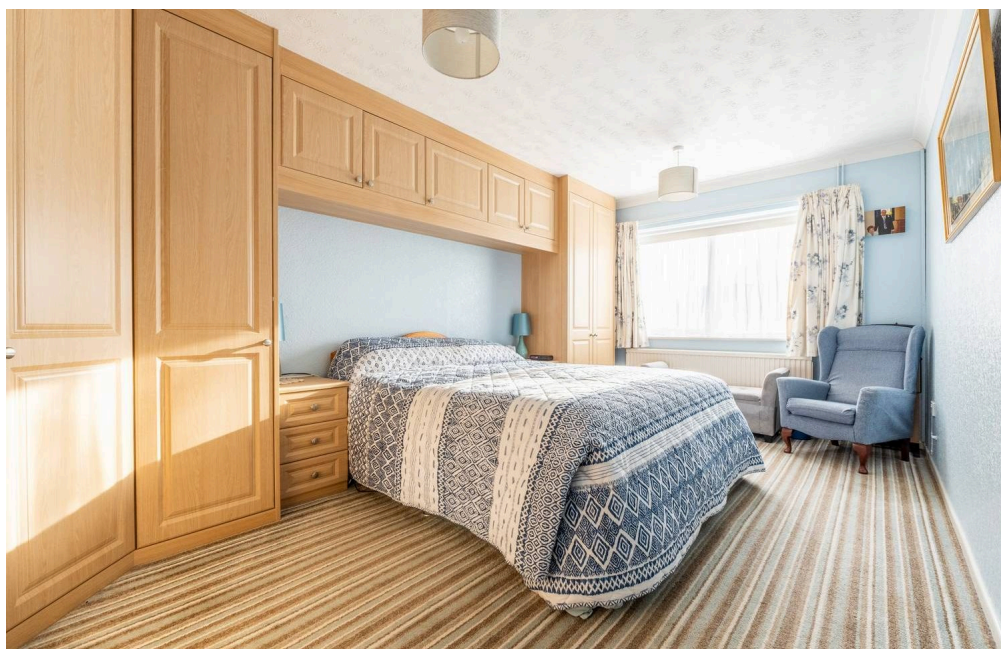
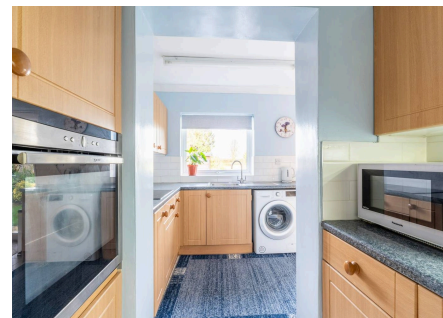
8 Church Street, Bradenham

OIRO £350,000 Freehold

Welcome to this beautiful 3-bedroom detached bungalow, set on a generous plot in a desirable village location. This charming property offers a convenient layout with everything you need situated on one floor, making it ideal for both families and downsizers alike. This bungalow is bathed in natural light throughout, accentuating its spacious and bright accommodation. With its thoughtful design, modern amenities, and scenic surroundings, this property offers a peaceful oasis for those seeking a comfortable and convenient village lifestyle.

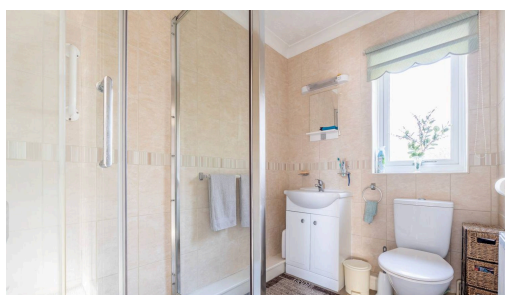
Location

Located in the picturesque village of Bradenham, Church Street offers an ideal blend of countryside charm and convenience. Nestled within the heart of Norfolk, this sought-after village boasts stunning rural surroundings while maintaining easy access to nearby towns such as Dereham and Watton, providing a variety of local amenities, schools, and transport links. The property sits within walking distance of the beautiful St Mary's Church and open green spaces, perfect for tranquil walks or outdoor activities. Bradenham is renowned for its community spirit and peaceful village atmosphere, making it an ideal location for those seeking a quiet lifestyle without compromising on connectivity. With a blend of scenic beauty and modern comforts nearby, this location is perfect for families, professionals, or those looking to retire in the serene Norfolk countryside.



Church Street

Upon entering the property through the hallway, you are welcomed by the heart of the home - an open-plan lounge/diner/kitchen area. The lounge boasts an electric fire, while the kitchen features a range of modern wall and floor-mounted fitted units with ample work surfaces, an electric oven, a hob with an extractor over, and a convenient inset sink and drainer.



The kitchen also offers access to a workshop/utility room and the landscaped garden, providing a seamless indoor-outdoor living experience. Double doors from the dining area lead out to the rear garden where beautiful field views await.

The property comprises three well-proportioned double bedrooms, with the main bedroom benefiting from fitted wardrobes. A separate family shower room suite and an additional WC cater to the practical needs of daily living.

Externally, the property offers off-road parking with a driveway leading to a garage, providing ample space for multiple vehicles. The front garden is beautifully landscaped, adorned with shrubs, while the fully enclosed rear garden boasts a lush lawn, flower beds, and outbuildings for further storage. Beyond the garden lies a picturesque view of a neighbouring paddock.

Agents Notes

We understand this property will be sold freehold, connected to mains water, electricity, and drainage.

Council Tax band: C

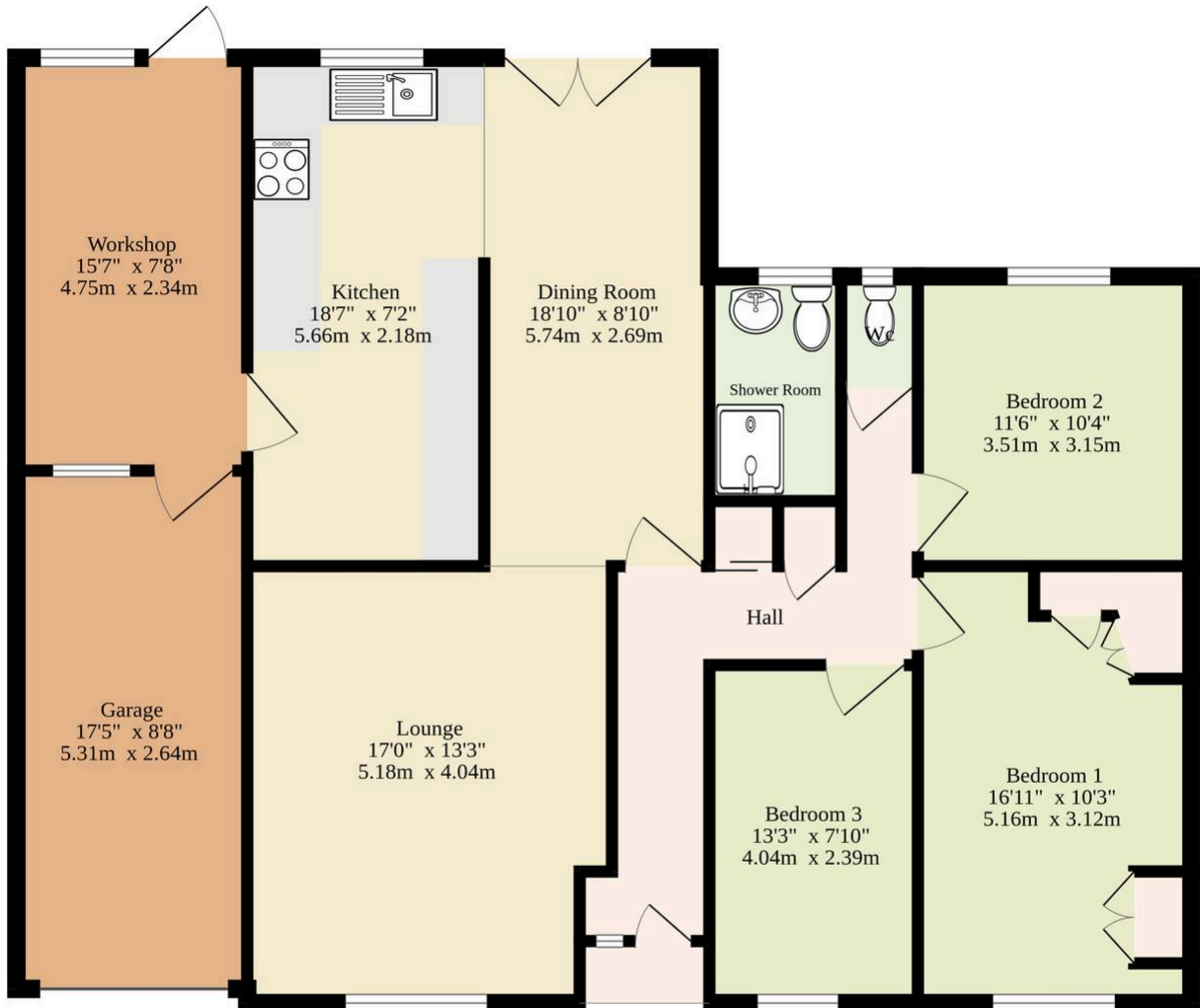
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Ground Floor
1164 sq.ft. (108.1 sq.m.) approx.



Sqft Doesn'T Include Hall, Shower Room And Wc

TOTAL FLOOR AREA : 1164 sq.ft. (108.1 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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