



3 Austhorpe House Common Road, Forncett St. Peter

Guide Price £425,000 - £450,000

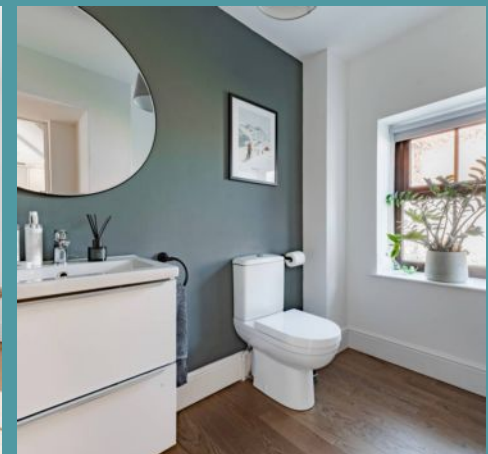
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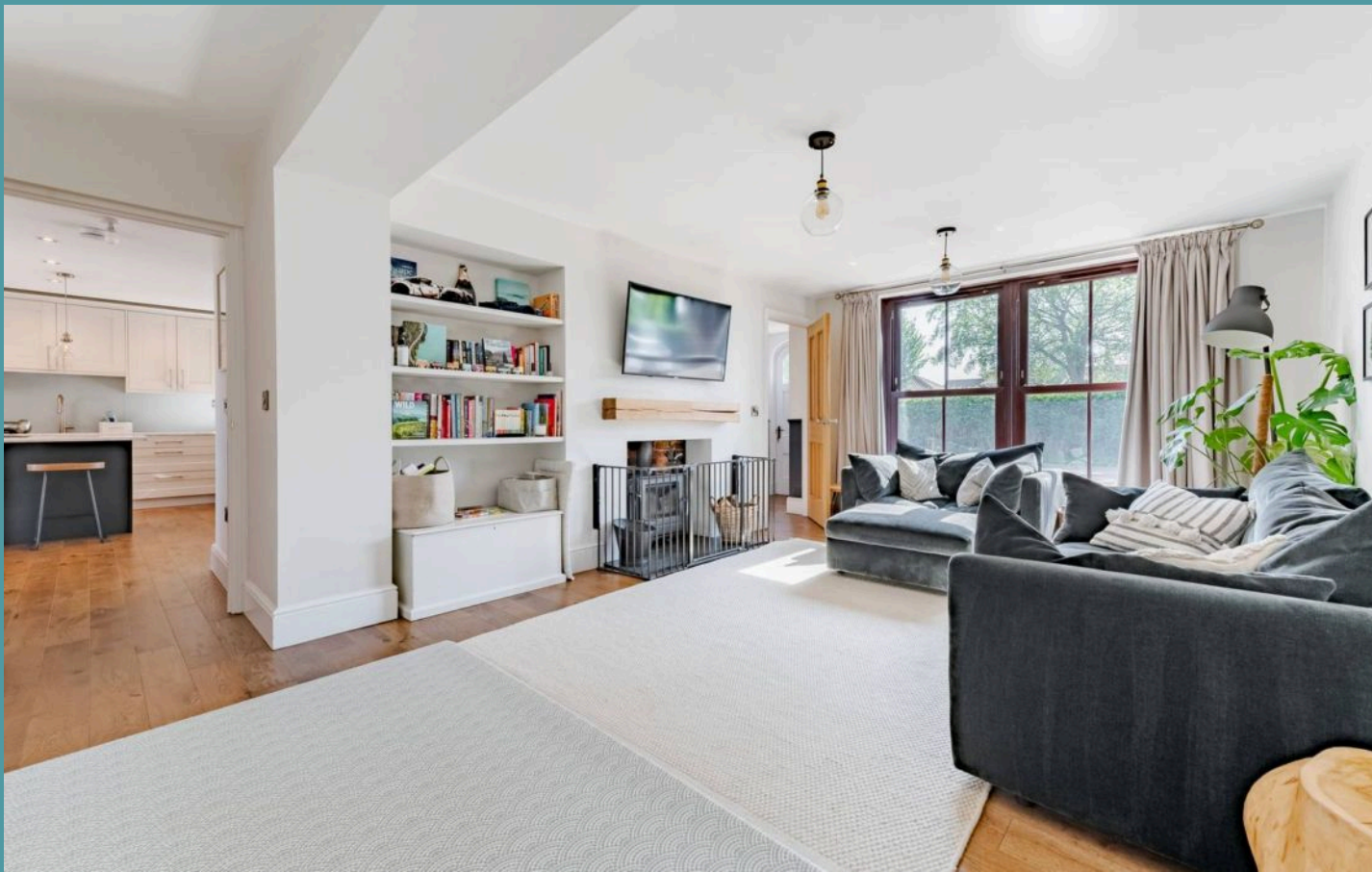
Forncett St. Peter, Norwich

Found within the beautiful Norfolk countryside, is this exquisite detached residence that presents itself as an exceptional family home. Its kitchen/dining room is equipped with premium fixtures and fittings to elevate your cooking experience, whilst the grand sitting room invites relaxation and entertaining, accentuated by a wood burner. There is a versatile storage room, a convenient WC/utility room, whilst the first floor offers a luxurious living experience within its three bedrooms, two private en-suites and the contemporary family bathroom. The garden has recently been landscaped with a porcelain patio area, along with a brick-weave driveway and an EV charging point. Embrace a lifestyle of comfort and ease, where each day is an opportunity to create cherished memories and enjoy the comforts of home.

Location

Forncett St Peter is a village located in South Norfolk, approximately 10 miles south of Norwich. Situated on the west bank of the River Tas, the village lies about 6 miles southeast of Wymondham and 1 mile northwest of Long Stratton. Conveniently located, it provides easy access to nearby historical sites, as well as the vibrant market town of Diss, just a short drive away. The nearby Norfolk Broads and the stunning Norfolk coastline offer additional opportunities for scenic walks and days out with the family. The warmth of a friendly village community, combined with the breathtaking landscapes, makes Wacton Road the perfect location to call home.



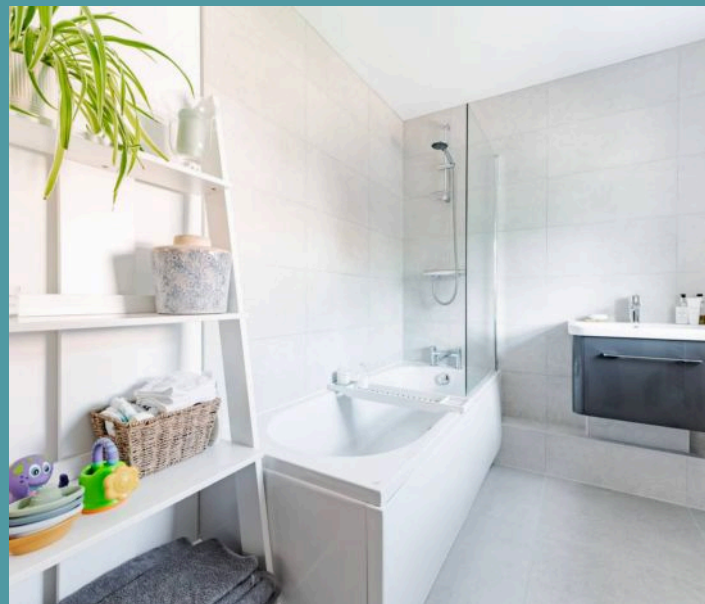
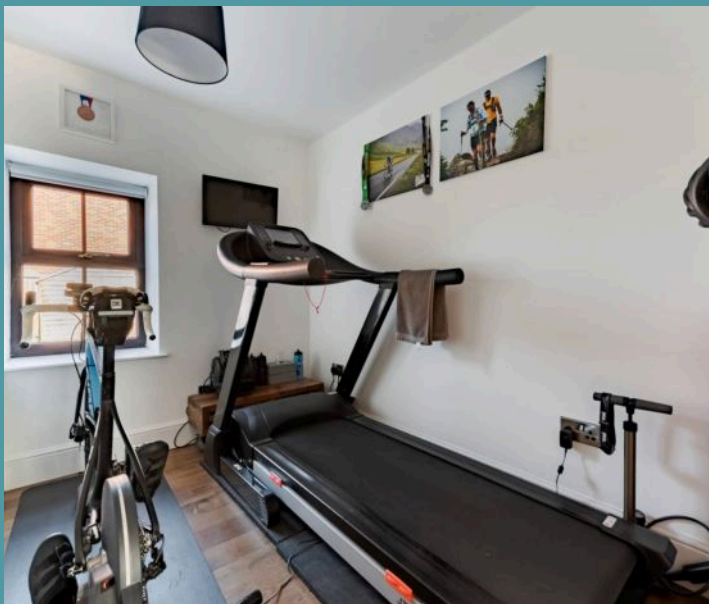


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Forncett St. Peter, Norwich

Upon entering this home, you are immediately drawn to the sense of space and flexibility that the accommodation has to offer. The heart of the home lies within the exceptional open-plan kitchen/dining room, where premium fixtures and fittings elevate your cooking experience to new heights. It is equipped with modern wall and base units, a grand central island with an induction hob, a double oven and an integrated dishwasher. It seamlessly flows into the light-filled dining area, encouraging intimate family meals or gathering with loved ones.

The grand sitting room invites relaxation and entertaining, accentuated by a wood burner that adds warmth and character to the room. Large windows flood the space with natural light, creating a welcoming ambience that is comforting. Completing the ground floor is a versatile storage room and a convenient ground floor WC/utility room that provide practical solutions for every-day living.



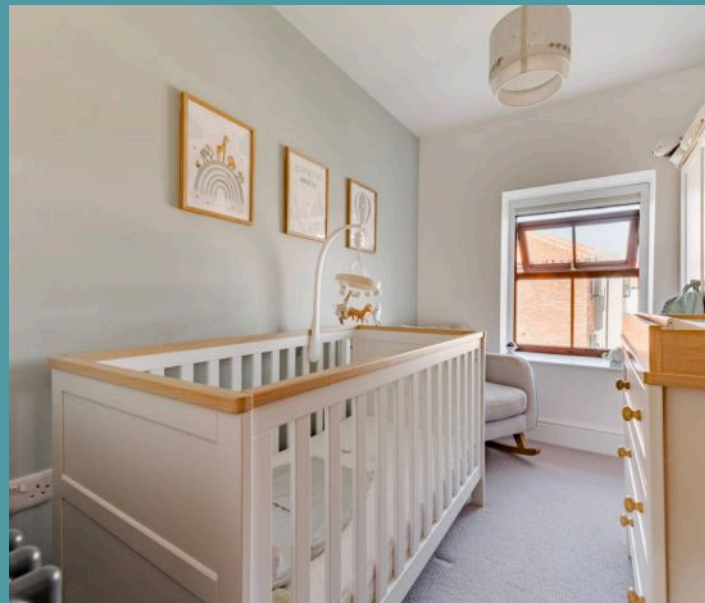
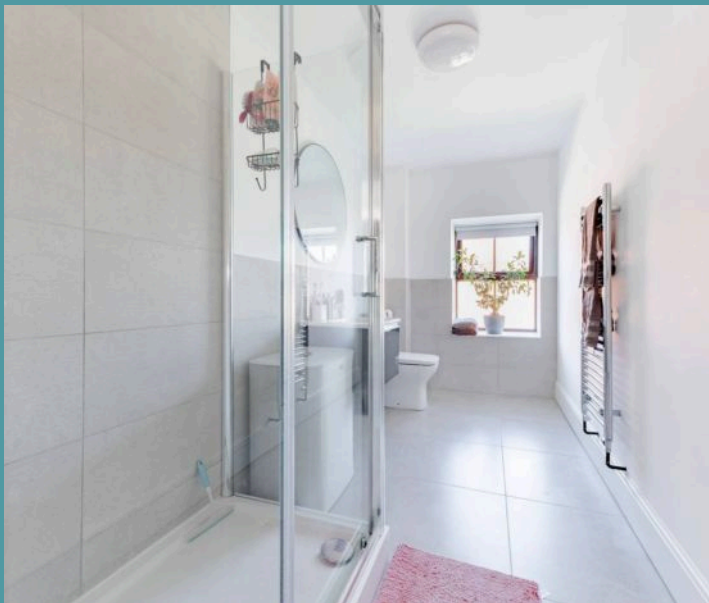


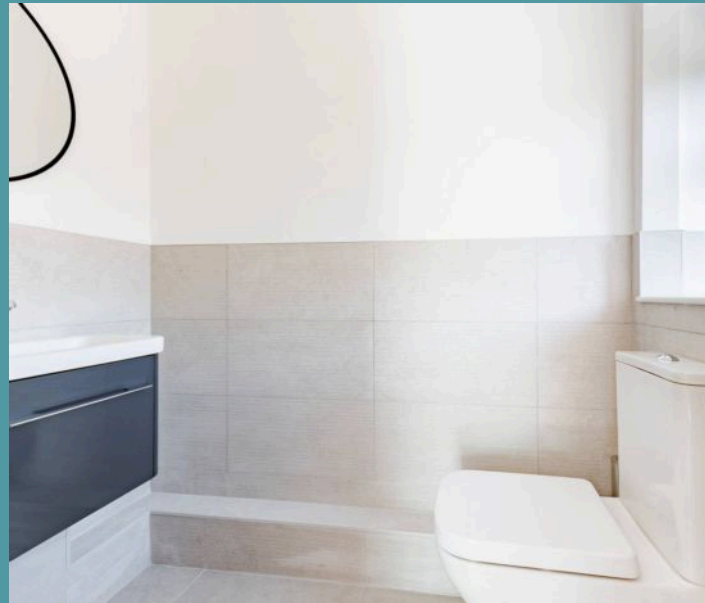
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Moving upstairs, you will encounter three double bedrooms, each thoughtfully designed to offer the utmost comfort and privacy. Two of the bedrooms flaunt private en-suites, providing a touch of luxury and convenience, while a contemporary family bathroom suite serves the remaining bedrooms. The attention to detail and timeless design elements throughout the property easily accommodates a modern family lifestyle.

Outside, the newly landscaped garden beckons you to enjoy the serenity of the quiet surroundings, with a large porcelain patio area creating the perfect spot for al fresco dining or simply relaxing in the afternoon sunshine. There is plenty of space for a storage shed, greenhouse or a summerhouse, depending on your own preferences. Overall, it is fully enclosed for privacy and seclusion. At the front of the residence is a brick-weave driveway providing off-road parking for multiple vehicles, along with an EV charging point.



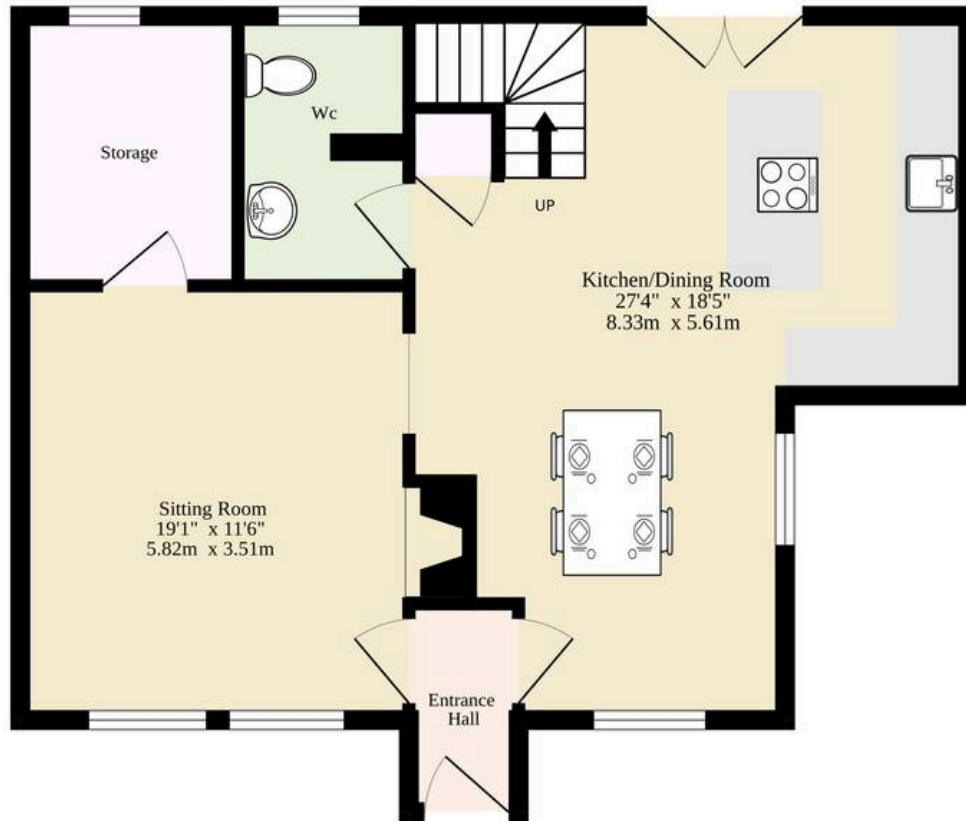


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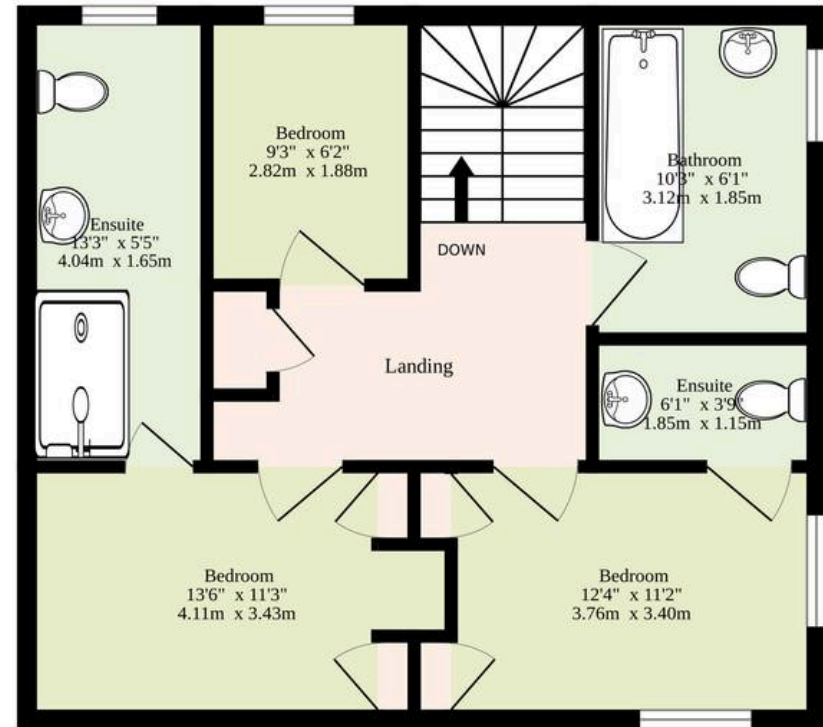
Forncett St. Peter, Norwich

- Guide price £425,000 - £450,000
- Exquisite semi-detached residence in the south Norfolk village of Forncett St. Peter
- Exceptional family home with spacious and flexible accommodation to adapt to your own preferences and style
- Open-plan kitchen/dining room equipped with premium fixtures and fittings to elevate your cooking experience
- Grand sitting room accentuated by a wood burner and large windows, inviting relaxation and entertaining
- Versatile storage room and a ground floor WC/utility room
- Three bedrooms, two private en-suites and a contemporary family bathroom suite
- Newly landscaped garden with a porcelain patio area, fully enclosed for privacy
- Brick-weave driveway providing off-road parking for multiple vehicles and an EV charging point
- Rural countryside setting that promises a quiet lifestyle

Ground Floor
877 sq.ft. (81.5 sq.m.) approx.



1st Floor
565 sq.ft. (52.5 sq.m.) approx.



TOTAL FLOOR AREA : 1442 sq.ft. (134.0 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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