



53 High Road, Needham

Guide Price £325,000 - £350,000

53 High Road

Needham, Harleston

Escape to the Norfolk countryside with this charming, chain-free semi-detached home in the picturesque village of Needham. Offering a lifestyle of comfort, space, and flexibility, this four-bedroom residence is perfect for families and countryside lovers. Enjoy cosy evenings by the wood burner in the sitting room, sunny days in the light-filled conservatory, and meals prepared in a well-appointed kitchen featuring a Rangemaster oven. The expansive garden, complete with patio areas, a fish pond, a summerhouse, and open field views, creates an idyllic outdoor haven. A fully insulated and soundproof outbuilding adds even more potential—whether as a bar, home office, or creative studio. With ample off-road parking and a peaceful rural setting, this is a home that blends modern comfort with village charm.





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High Road is the main thoroughfare through the picturesque village of Needham in South Norfolk, offering a peaceful rural lifestyle within reach of key amenities. While Needham itself is a small settlement, everyday necessities are easily accessible in nearby Harleston, just a few minutes' drive away, where residents can find independent shops, supermarkets, cafés, a post office, and several well-regarded pubs. For families, educational needs are met by local primary schools such as Mendham Primary and Pulham Church of England Primary, while secondary education is provided by The Harleston Sancroft Academy. Healthcare services, including GP surgeries and dental practices, are located in Harleston and surrounding villages, ensuring residents don't need to travel far for medical care. Transport links are convenient for a rural area, with Diss railway station approximately 15 minutes away, offering direct services to Norwich, Ipswich, and London. Road connections via the A143 and A140 make commuting by car to regional hubs straightforward.





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Upon entry, a welcoming entrance hall sets the tone for the home's light-filled interiors. The cosy sitting room, complete with a characterful wood burner, invites quiet evenings by the fire or lively gatherings with loved ones. Flowing naturally from this space is a bright and airy conservatory, ideal for year-round enjoyment of the surrounding greenery—bringing the outdoors in while providing an additional reception area for relaxing or hosting.

The heart of the home lies in the thoughtfully designed kitchen/dining room, featuring high-quality cabinetry, a striking Rangemaster oven, and ample space for your own appliances. A separate utility room ensures laundry tasks remain discreet and convenient, while a ground floor bathroom adds practicality for guests and everyday living.

Upstairs, the home offers four well-proportioned bedrooms, three of which are generous doubles, ideal for accommodating a growing family. A modern first-floor bathroom serves all bedrooms, comprising of a three-piece suite.

Step outside into an expansive, private rear garden. A combination of patio areas, a laid to lawn, a serene fish pond, and a decked terrace provide multiple options for alfresco dining or peaceful unwinding, all with uninterrupted views of sweeping country fields. A delightful summerhouse completes the space, suitable for storing garden equipment and tools.





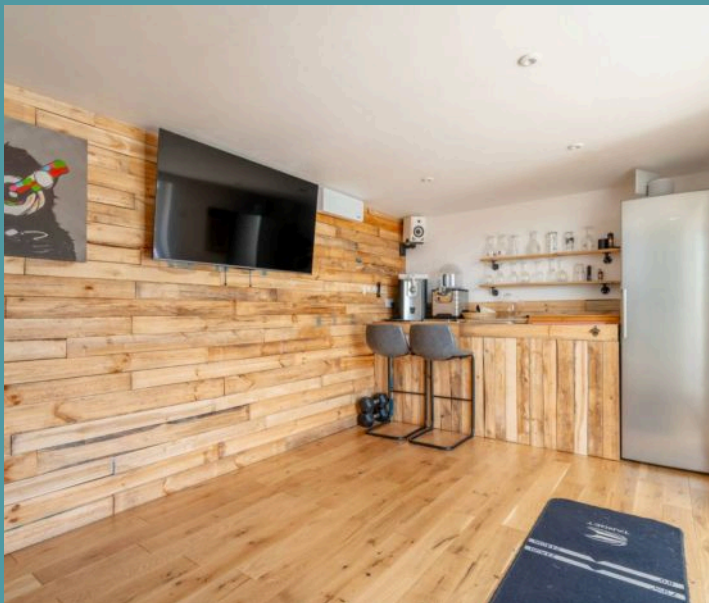
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At the rear of the garden sits a versatile outbuilding—fully insulated, soundproofed, and equipped with electricity. Currently used as a stylish bar, it also lends itself perfectly to use as a home office, studio, or garden room—a superb lifestyle addition for remote work or leisure.

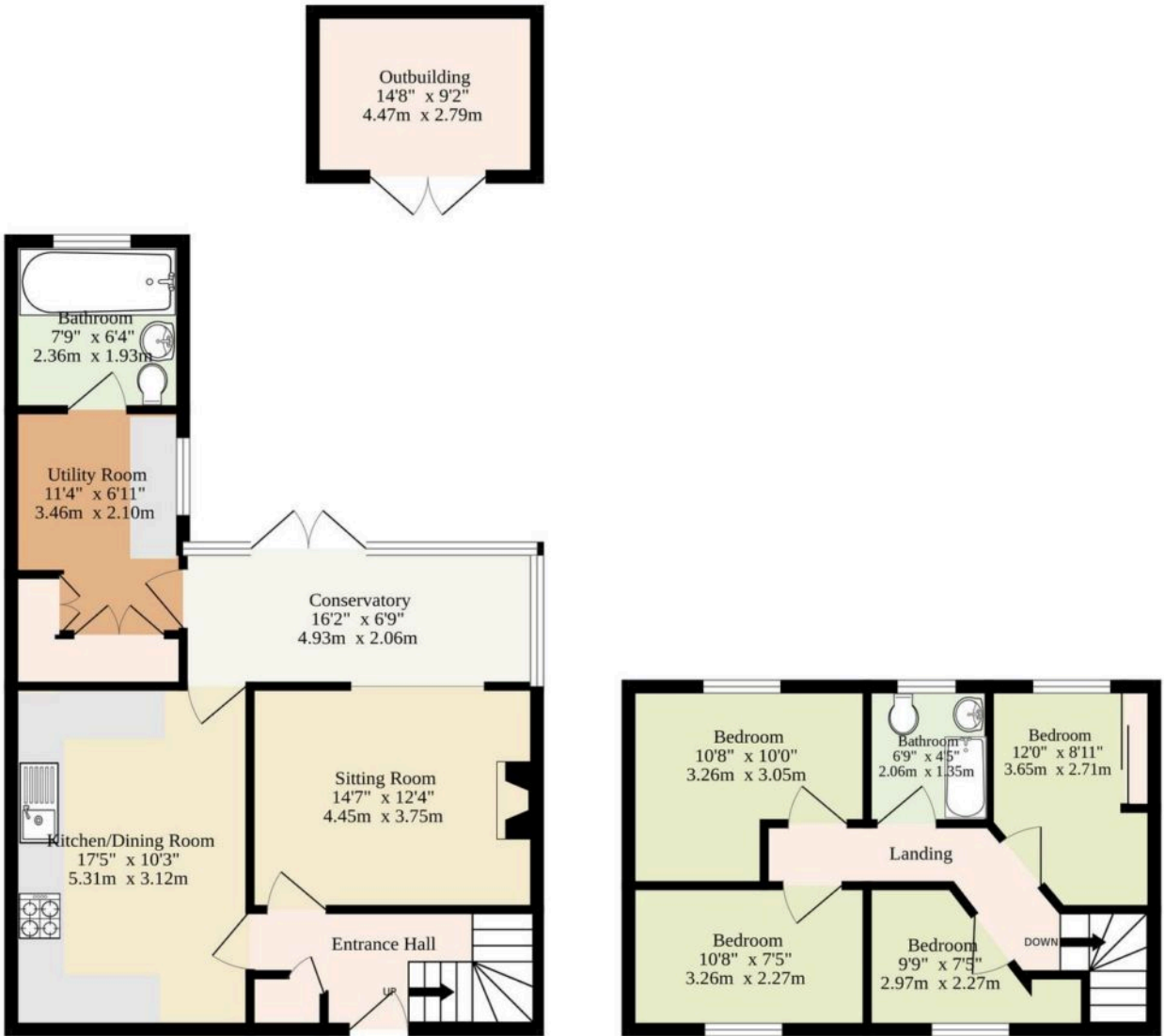
A private driveway at the front of the property provides ample off-road parking for multiple vehicles.

- Chain free
- Semi-detached residence proudly positioned in the Norfolk village of Needham
- Cosy sitting room accentuated by a wood burner, inviting relaxation and entertaining
- Light-filled conservatory that extends the reception space, allowing you to enjoy the outdoors within the comfort of your home
- Kitchen/dining room equipped with quality cabinetry, a Rangemaster oven and spaces for your own appliances
- A functional utility room for laundry appliances and a ground floor bathroom
- Four bedrooms, three of which are doubles, offering comfort and privacy
- An additional first floor bathroom for all family members
- Expansive and private garden, featuring a patio area, a fish pond, a summerhouse, a laid to lawn and a decked terrace, overlooking the sweeping country fields
- A flexible outbuilding that is fully insulated, sound proof and has electric, currently utilised as a bar, with the option to be a home office or garden room



Ground Floor
817 sq.ft. (75.9 sq.m.) approx.

1st Floor
395 sq.ft. (36.7 sq.m.) approx.



Sqft Includes The Outbuilding

TOTAL FLOOR AREA : 1212 sq.ft. (112.6 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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