



3 Wick Farm Close, Watton

Thetford



Minors & Brady

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Watton, Thetford

This detached bungalow is quietly positioned in a small residential close, offering the simplicity and ease of all-on-one-floor living. It's conveniently close to everyday essentials like Tesco and Lidl, while Thetford and Dereham are within easy driving distance for more shopping, dining, and leisure options. Inside, you'll find a comfortable lounge that feels bright and welcoming, a practical kitchen with plenty of storage, and a conservatory that lets in plenty of natural light and overlooks the private garden. The two double bedrooms are well-proportioned and share a modern, well-appointed shower room, making the layout straightforward and easy to live with. Outside, the property benefits from a brick-paved driveway providing ample parking, a detached garage, and a fully enclosed, low-maintenance garden that's ideal for relaxing or entertaining. This home offers a quiet, comfortable lifestyle without sacrificing access to local amenities, making it a great choice for downsizers, small families, or anyone wanting a practical, peaceful base.

- Detached bungalow in a quiet residential close
- Single-level living with two well-sized double bedrooms
- Comfortable lounge with plenty of natural light
- Practical kitchen with gas hob and built-in slide-and-hide oven
- Bright conservatory overlooking private, enclosed rear garden
- Modern shower room with walk-in shower, vanity unit, and WC
- Brick-paved driveway with ample parking for multiple vehicles
- Detached garage with side access from the garden
- Low-maintenance rear garden with paved patio and garden shed
- Convenient location close to Tesco, Lidl, and local shops





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The Location

Watton is a charming market town offering a wonderful mix of convenience and countryside living. It benefits from a range of everyday amenities including a Tesco supermarket and Lidl, both easily accessible for grocery shopping and daily needs. The town itself has a selection of local shops, cafes, and services, making it a comfortable place to live without the need to travel far.

For those who need to commute or fancy a day out, Watton is well placed with good road connections. You can head southwest to Thetford, a historic market town known for its beautiful forest trails, heritage sites, and a wider range of shopping and leisure facilities. Alternatively, traveling northeast leads you to Dereham, which offers even more extensive amenities including schools, restaurants, and cultural attractions.

Whether you're looking for peaceful rural surroundings or convenient access to larger towns, Watton strikes a great balance. Its friendly community, combined with good transport links, makes it an appealing choice for families, professionals, and retirees alike.

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Wick Farm Close, Watton

Situated on a quiet residential close, this well-presented detached bungalow offers a great balance of peace and convenience, with local shops, amenities, and transport links all within easy reach. Ideal for downsizers, small families, or anyone looking for single-level living in a well-maintained setting.

The property opens with a handy porch leading into a spacious entrance hall. At the front of the home, the lounge provides a comfortable and light-filled space to relax. From here, you step into the kitchen, which is well-fitted with a range of wall and base units, a gas hob, and a built-in slide-and-hide oven – perfect for everyday cooking and hosting guests.

A bright conservatory sits at the rear, offering a versatile space for dining or simply enjoying views of the garden. It's an ideal spot to unwind, with full glazing allowing plenty of natural light.

There are two generous double bedrooms, both tastefully finished and offering good proportions. The bedrooms are served by a stylish, modern shower room, complete with walk-in shower, WC, vanity unit, and basin.



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Outside, the front of the property features a brick-paved driveway with parking for multiple vehicles, along with a detached garage. Two gated side paths lead to the enclosed rear garden, which is private and low-maintenance, with a paved patio area, mature borders, and a useful garden shed. There's also a side door providing direct access to the garage.

A lovely, move-in-ready bungalow that combines comfort, practicality, and outdoor space in a peaceful, well-connected location.

Agents Note

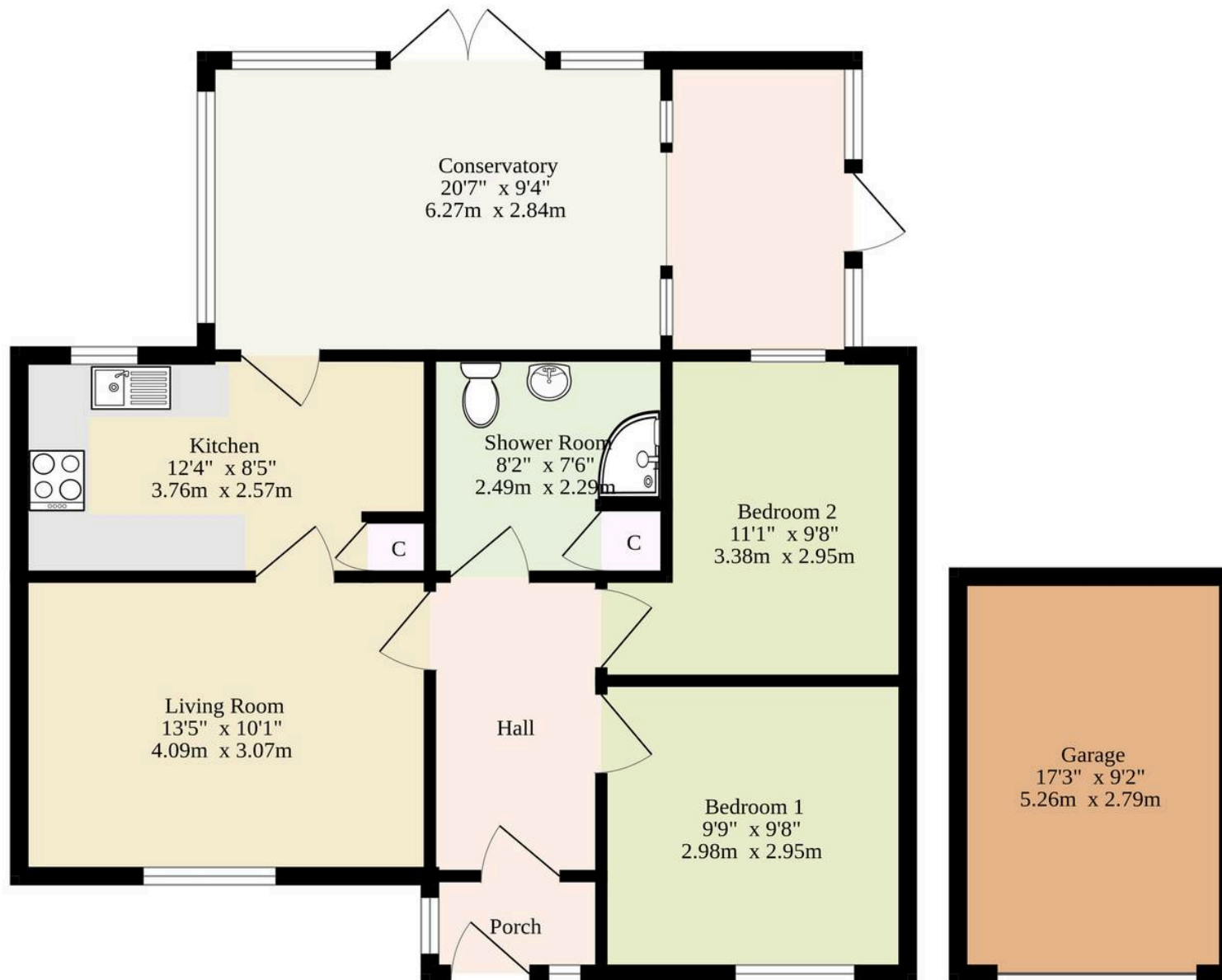
Sold Freehold

Connected to all mains services.



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Ground Floor
858 sq.ft. (79.7 sq.m.) approx.



TOTAL FLOOR AREA : 858 sq.ft. (79.7 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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