



Bridge House, Main House, High Street, Coltishall

Norfolk



Minors & Brady

Bridge House, Main House, High Street

Whispers of the 18th century linger in the main house of this riverside estate, where history and character are etched into every beam and brick. Set in the heart of Coltishall, Bridge House offers five bedrooms and four bathrooms across a layout designed for both elegance and practicality. The interiors showcase features such as terracotta tiled flooring, exposed brickwork, and a principal suite with lofty ceilings, dark beams, and a private balcony overlooking the river. Flexible living spaces include an inviting dining room, a generous lounge, and a kitchen styled with wooden cabinetry and a traditional pantry. The gardens sweep down toward the river, providing tranquil spots for relaxation and entertaining against the backdrop of uninterrupted river views. Private parking for the house is retained in full, with just two spaces allocated to the neighbouring barn. Rarely does a property of such heritage, scale, and riverside position come to the market, making early viewing highly advisable.

- Distinguished 18th-century riverside residence full of period character
- Five bedrooms and four bathrooms, including three en-suites
- Principal bedroom with vaulted ceiling, exposed dark beams, and private river-view balcony
- Characterful kitchen with wooden cabinetry, terracotta tiled flooring, and adjoining pantry
- **Agents Note**
Sold Freehold
Connected to all mains services.
No direct access to the river





M&B

Bridge House, Main House, High Street

Coltishall, Norfolk

The Location

Coltishall is a much-loved Norfolk village that combines a vibrant community spirit with the natural beauty of riverside living. Set along the River Bure, moored boats and gentle wildlife hint at its link to the Broads, while everyday life here centres on connection, comfort, and quality of living.

The Rising Sun, a popular riverside pub and restaurant, is a true hub of village life, where hearty food and relaxed seating spill onto the water's edge — always lively on warm summer days. Just up the road, the Recruiting Sergeant offers excellent dining in a friendly, characterful setting, while a local Londis store and takeaways ensure daily convenience.

Coltishall also offers an enviable network of walking and cycling routes, winding through countryside and along the river. With the Broads close by, opportunities for sailing, canoeing, and paddleboarding abound, while Norwich and the Norfolk coast are within easy reach.

Balancing tranquility with vibrancy, Coltishall is a village where riverside views, good food, and a strong sense of community create an enviable lifestyle.



M&B

Bridge House, Main House, High Street

Bridge House, B&B, High Street: Main House

A rare opportunity to purchase an outstanding 18th-century riverside residence of significant charm and scale. This five-bedroom, four-bathroom home showcases a wealth of period character, blending historic detail with versatile accommodation.

The house is steeped in heritage and arranged to provide a flexible layout. The ground floor features a welcoming hallway, a snug/barbershop area, a practical boot room, guest WC, an elegant dining room, a generous lounge, and a characterful kitchen. The kitchen is styled with wooden cabinetry, a traditional pantry, and rustic terracotta tiled flooring, complemented by exposed brick detailing that continues throughout the property. A spacious ground-floor bedroom with en-suite facilities completes the level.

Upstairs, the principal bedroom offers an impressive sense of scale with its high ceiling, striking dark overhead beams, and private balcony overlooking the river. Three further bedrooms are located on this floor, two benefitting from en-suite bathrooms, along with a separate family bathroom.

Externally, the property is framed by beautifully established gardens and inviting outdoor seating areas, all set against the backdrop of uninterrupted river frontage. The main house enjoys its own private garden and has full use of the on-site parking area, with two spaces allocated for the neighbouring barn.

This remarkable period home combines riverside living with historic character, offering a rare chance to secure a property of elegance and distinction. Whether as a distinguished private residence or an exceptional lifestyle home, early viewing is highly recommended to appreciate the scale, charm, and individuality on offer.



Ground Floor
1518 sq.ft. (141.0 sq.m.) approx.



1st Floor
1022 sq.ft. (94.9 sq.m.) approx.



TOTAL FLOOR AREA : 2540 sq.ft. (236.0 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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Dreaming of this home? Let's make it a reality



Meet *Liam*
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Meet *Rosie*
Senior Sales Progressor



Meet *Tristan*
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