



14 High Street, Ludham

Great Yarmouth



Minors & Brady

14 High Street

Ludham, Great Yarmouth

Set in the charming Norfolk village of Ludham, this terrace bungalow offers effortless single-level living with comfort and style. Bright and inviting, it features an open-plan living and dining area with characterful oak beams, a practical kitchen, two double bedrooms, and a modern shower room. Outside, a private rear garden with patio, lawn, and mature shrubbery provides space to relax and enjoy the outdoors, complemented by off-road parking and a detached garage. Perfect for downsizers or anyone seeking low-maintenance, relaxed village living, this home combines practicality with a welcoming, homely atmosphere.

- Terrace bungalow positioned in the Norfolk village of Ludham
- Perfect choice for someone looking to downsize, or if you require a single-level layout
- Kitchen fitted with cabinetry, space for a fridge/freezer and under-counter areas for your own appliances
- Open-plan living/dining room with ceiling oak beams, inviting relaxation and entertaining
- Two double bedrooms, one with a built-in wardrobe
- Shower room comprising of a modern four-piece suite
- A private rear garden featuring a small patio, a laid to lawn and mature shrubbery around the borders
- Off-road parking and a detached garage for storage options, accessed at the rear of the property
- Close to local village amenities, the marshes national trust reserve and a wider range of shops and transport links in Horning and Wroxham



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Location

High Street lies at the heart of the picturesque Norfolk village of Ludham, a community known for its peaceful charm and access to the surrounding Broads countryside. The village offers a range of local amenities, including a post office, a general store, a popular pub, and a village hall that hosts regular community events. For families, Ludham Primary School is within easy reach, while older pupils often travel to nearby schools in Wroxham and Acle. The village is well connected by road, with easy access to the A1062 linking to Wroxham, just under 5 miles away, and to the historic village of Honing. For public transport, regular bus services run to Wroxham and Norwich, providing links to wider rail and road networks.

Ludham is also set alongside the renowned Broads, with the surrounding marshes offering walking, boating, and wildlife-watching opportunities, ideal for those seeking a lifestyle immersed in nature. Its combination of village amenities, excellent schools, transport links, and access to open countryside makes High Street a highly desirable location for both families and those looking for a quieter, yet connected, Norfolk lifestyle.



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Step through the welcoming entrance hall into a bright and airy interior, where natural light flows throughout. The kitchen is thoughtfully fitted with cabinetry and provides space for a fridge/freezer, along with under-counter areas for your own appliances, making it both practical and adaptable.

The open-plan living and dining room is the heart of the home, featuring striking ceiling oak beams that add character and warmth. This versatile space is perfect for relaxing with family or entertaining friends in comfort.

Accommodation comprises two double bedrooms, one of which benefits from a built-in wardrobe, alongside a modern shower room with a modern four-piece suite, including a double shower, a toilet, a bidet and a hand wash basin.

Outside, the property benefits from a private rear garden with a small patio, a neatly laid lawn, and mature shrubbery providing privacy and a tranquil atmosphere. Off-road parking and a detached garage at the rear offer convenient storage and practical access. The low-maintenance front garden is well-kept, presenting a welcoming first impression.

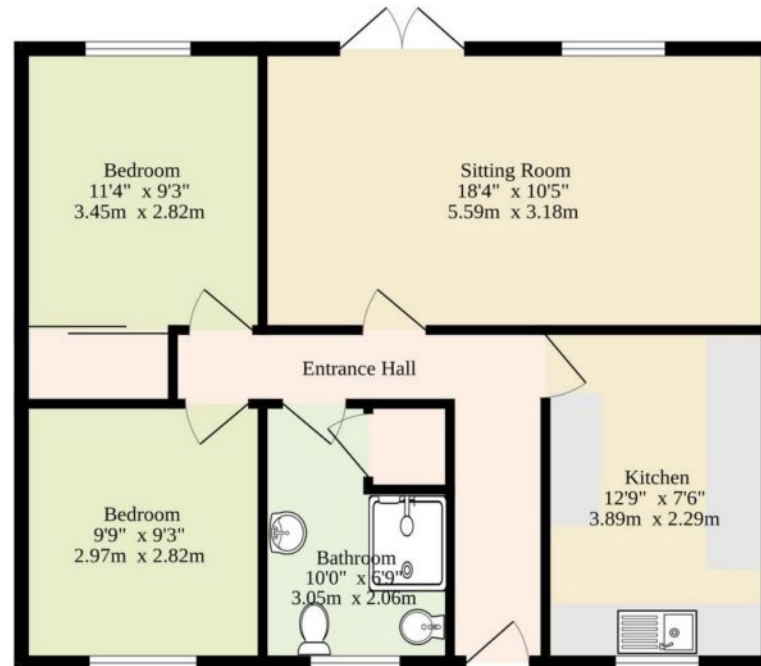
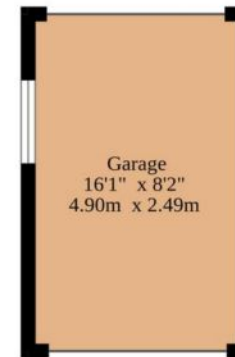
This bungalow presents an excellent opportunity to enjoy village life in Ludham, combining comfort, functionality, and a delightful outdoor space, all on a single level.

Agents note

Freehold



Ground Floor
762 sq.ft. (70.8 sq.m.) approx.



Sqft Includes The Garage

TOTAL FLOOR AREA : 762 sq.ft. (70.8 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?

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Senior Property Consultant



Meet *James*
Property Consultant



Meet *Lauren*
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Minors & Brady

Your home, our market

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