



21 Old Vicarage Park, Narborough

King's Lynn



Minors & Brady



## 21 Old Vicarage Park

Enjoying a truly enviable position backing directly onto open countryside, this attractive three double bedroom detached bungalow offers uninterrupted rural views and a wonderful sense of privacy. Set within the highly regarded village of Narborough, the property combines peaceful village living with excellent access to local amenities and commuter routes. Generous and versatile accommodation is enhanced by both front and rear conservatories, creating light-filled spaces to enjoy throughout the year. The dual-aspect lounge with wood-burning stove provides a warm and inviting heart to the home, while the well-proportioned kitchen is both practical and welcoming. All three bedrooms are genuine doubles, with the main bedroom opening into the rear conservatory. Outside, the low-maintenance gardens, summer house and thoughtfully designed layout make the most of the stunning outlook. With ample parking, garage and single-storey convenience, this superb bungalow perfectly suits those seeking comfort, space and an exceptional village setting.

- Detached bungalow offering three genuine double bedrooms, ideal for families, guests or home working
- Enjoys an enviable rear aspect backing directly onto open countryside with uninterrupted field views
- Located within the popular and well-served village of Narborough, known for its strong community and amenities
- Spacious dual-aspect lounge featuring a characterful fireplace with wood-burning stove as a cosy focal point
- Enhanced by both front and rear conservatories, providing versatile and light-filled living spaces year-round
- Well-proportioned kitchen fitted with a range of practical units, work surfaces and integrated cooking appliances
- Modern shower room finished to a contemporary standard







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Narborough, King's Lynn

## The Location

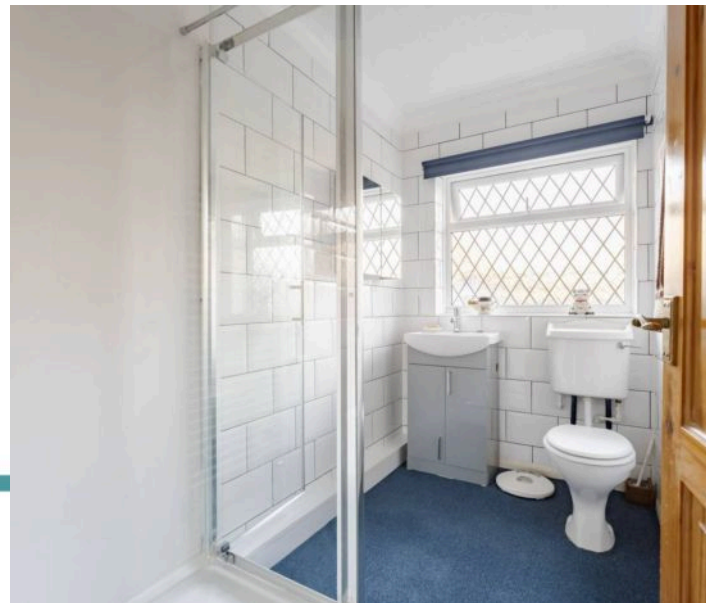
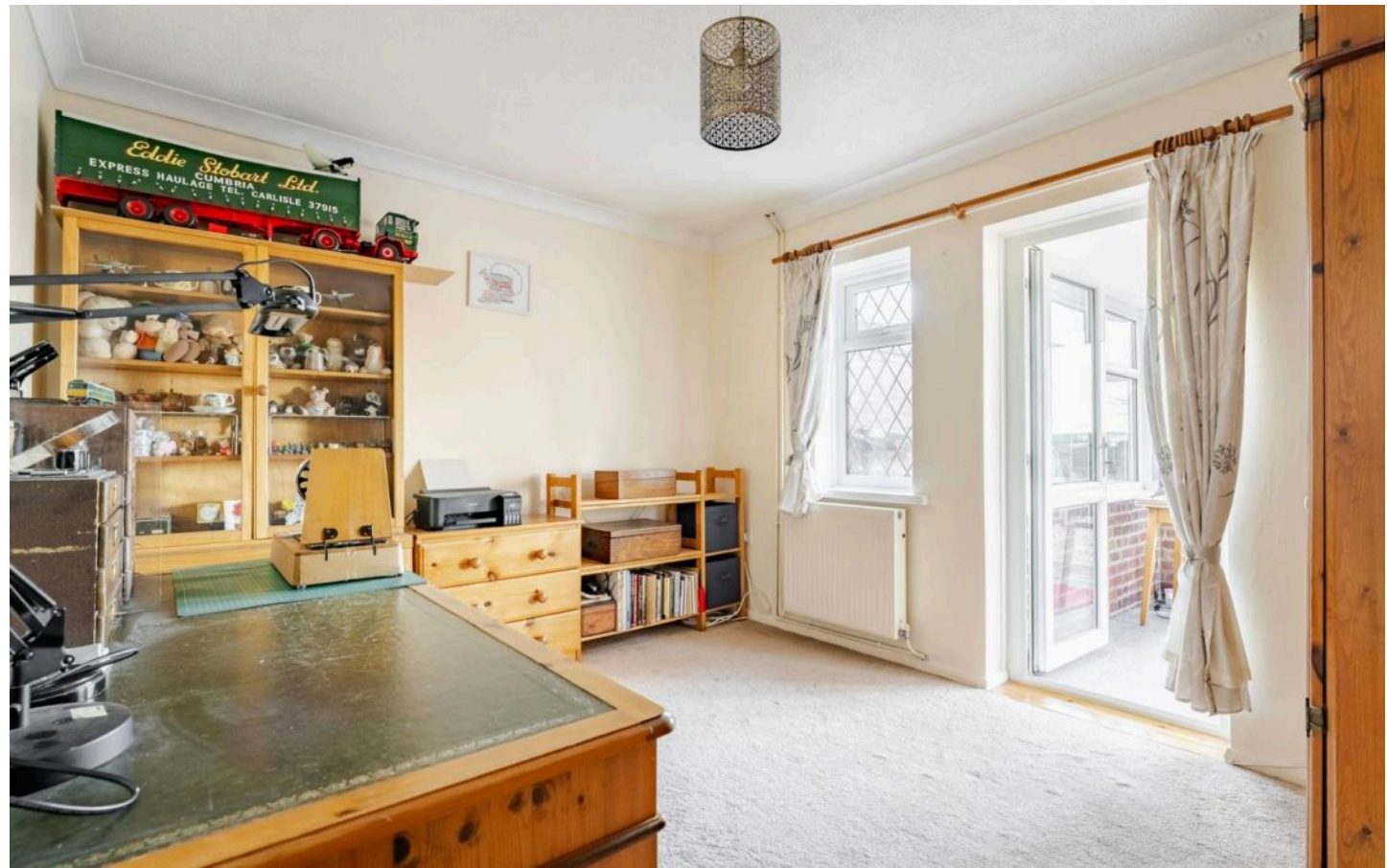
This bungalow is located in the charming Breckland village of Narborough, a picturesque and well-connected community in the heart of Norfolk. Set amidst scenic countryside, Narborough offers a peaceful village lifestyle while still being conveniently close to a range of everyday amenities.

Within the village itself, you'll find a variety of local facilities including a well-stocked village shop, a welcoming church, a popular fitness studio, the beautiful Narborough Hall Gardens, and well-regarded fishing lakes that attract visitors from near and far.

For those who enjoy the outdoors, Narborough is a true haven. The village is set along the banks of the River Nar, offering beautiful riverside walking paths that meander through tranquil landscapes, perfect for nature lovers, dog walkers, or anyone who appreciates the serenity of the Norfolk countryside. The surrounding area is rich in wildlife, dotted with mature trees and open green spaces, providing a stunning backdrop throughout the seasons.

Despite its peaceful rural setting, Narborough enjoys excellent access to nearby towns and amenities. Just 10 miles away, the historic market town of King's Lynn offers a wealth of shopping opportunities, restaurants, leisure facilities, and transport links, including a direct rail connection to Cambridge and London.

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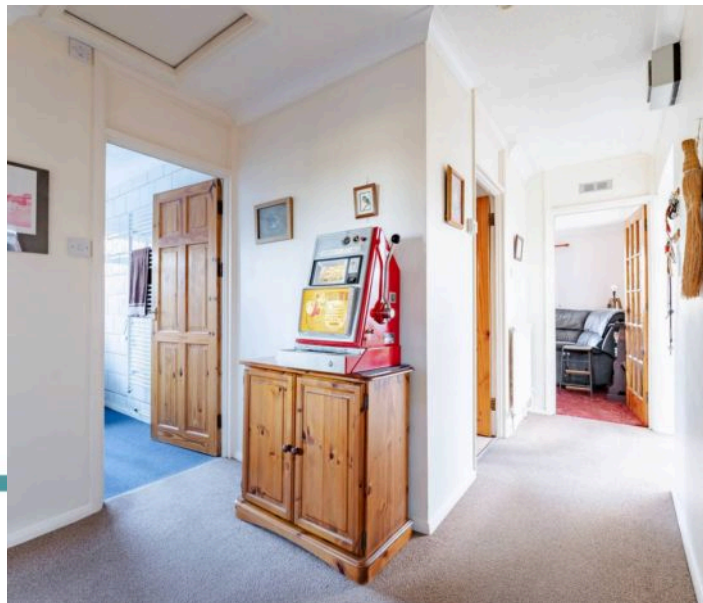
Set within a well-established residential area of the popular village of Narborough, this attractive three double bedroom detached bungalow enjoys a particularly enviable position, backing directly onto open countryside. With uninterrupted field views to the rear, generous living space and well-maintained gardens, the property offers an appealing blend of comfort, privacy and location.

Narborough is a well-served and highly regarded village, offering convenient access to local amenities while also being ideally placed for commuting. Excellent road links via the A47 provide straightforward routes towards King's Lynn, Swaffham and Norwich, making the village popular with a wide range of buyers.

The accommodation has been enhanced by the addition of both front and rear conservatories, creating flexible reception areas that can be enjoyed throughout the year. The front conservatory provides a welcoming entrance, leading into an L-shaped hallway with useful built-in storage and access to all principal rooms.

The main living space is a bright, dual-aspect lounge featuring a characterful fireplace with wood-burning stove, creating a cosy focal point while still benefitting from plenty of natural light. The kitchen is well proportioned and fitted with a range of practical units and work surfaces, along with integrated cooking appliances and space for further white goods. A side door offers convenient access outside.

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All three bedrooms are genuine doubles, making the layout particularly appealing for families or those seeking extra space for guests or home working. The main bedroom enjoys direct access into the rear conservatory, which in turn opens onto the garden, allowing the countryside views to be appreciated from inside the home. A modern shower room completes the internal accommodation.

The bungalow benefits from oil-fired central heating and UPVC double glazing throughout, contributing to comfort and efficiency. Externally, the property continues to impress with its low-maintenance gardens. A brick-weave driveway provides off-road parking and leads to the garage, which is equipped with power and lighting. The front garden is attractively laid with shingle and planting, while a gated side access leads to the rear.

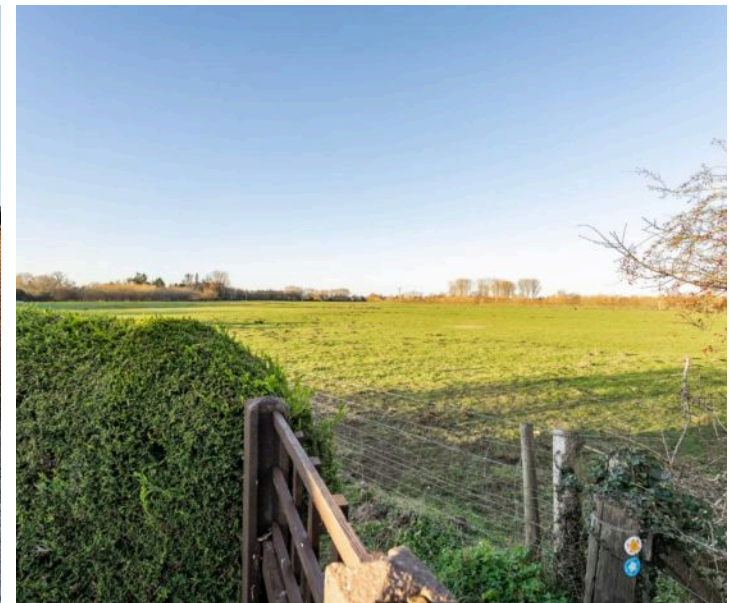
The rear garden has been thoughtfully hard-landscaped for ease of upkeep and enjoyment. A lowered hedge at the boundary allows the far-reaching rural views to be fully appreciated, creating a peaceful and private setting. A timber summer house, along with external lighting, adds to the usability of the outdoor space.

This well-presented bungalow is likely to appeal to a wide range of buyers, including downsizers, retirees, families and those seeking single-storey living in a desirable village location.

## Agents Note

Sold Freehold

Connected to Oil-fired heating, alongside remaining mains services.



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## Ground Floor



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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