



6 Hewitt Drive, Mattishall

Dereham



Minors & Brady

6 Hewitt Drive

Mattishall, Dereham

An exterior that epitomises village living on a small estate that perfectly complements its surroundings, combining modern design with a timeless, classy appeal. The property boasts attractive mixed brickwork, neutral doors, and a terracotta pantiled roof, giving it excellent kerb appeal. Inside, the layout is practical and welcoming, with a spacious living room and a large kitchen/dining area overlooking the enclosed rear garden. Three well-proportioned bedrooms, including a main with an en-suite, provide comfortable family accommodation. A downstairs WC and family bathroom add convenience to the thoughtful floorplan. Off-road side-by-side parking ensures ease of access without the need to move vehicles. Eco-friendly features, including an air source heat pump and a B-rated EPC, make this home both stylish and energy-efficient, perfectly suited for village life while remaining close to Dereham and Norwich.

- Beautifully presented three-bedroom semi-detached family home
- Excellent kerb appeal with mixed brickwork, neutral doors, and terracotta pantiled roof
- Spacious living room perfect for family life
- Large kitchen/dining area overlooking the enclosed rear garden
- Main bedroom with modern en-suite plus two further well-proportioned bedrooms
- Family bathroom and convenient downstairs WC
- Enclosed rear garden ideal for outdoor living and safe play
- Off-road side-by-side parking directly in front of the property
- Eco-friendly air source heat pump and B-rated EPC for energy-efficient living





M&B

6 Hewitt Drive

Mattishall, Dereham

The Location

As you leave Hewitt Drive, you're perfectly placed to enjoy all that the popular village of Mattishall has to offer. Just a short stroll away, you'll find a great selection of local amenities including a primary school, friendly cafés, independent shops, a village hall and the characterful village Church.

For those who love the outdoors, scenic countryside walks are easily accessible via the many public footpaths that wind through the surrounding area. A doctor's surgery and pharmacy are also close by, providing essential healthcare within easy reach.

For a broader range of services, Dereham lies just 3 miles away, home to schools for all ages, a cinema and a large leisure centre. Meanwhile, the city of Norwich sits around 15 miles to the east, offering extensive shopping, dining and entertainment options. With excellent public transport links nearby, Hewitt Drive combines the charm of village living with effortless access to town and city life.

Agents Note

This property will be sold freehold.

Maintenace charge: approx £200 paid annually.

Connected to mains water, electricity, drainage and air-source heat pump.



M&B

6 Hewitt Drive

Mattishall, Dereham

Hewitt Drive, Mattishall

Set in a small, sought-after development in the heart of the charming village of Mattishall, this beautifully presented three-bedroom semi-detached family home offers a perfect combination of style, practicality, and eco-friendly living. The property enjoys excellent kerb appeal, with an attractive mix of brickwork, neutral doors, and a terracotta pantiled roof, making a welcoming first impression.

Inside, the accommodation is thoughtfully arranged over two floors. The entrance hallway provides useful storage and access to the stairs, while the spacious living room is ideal for family life and relaxation. The large kitchen/dining area overlooks the rear garden, providing a bright and airy space for entertaining or everyday meals. A convenient downstairs WC completes the ground floor.

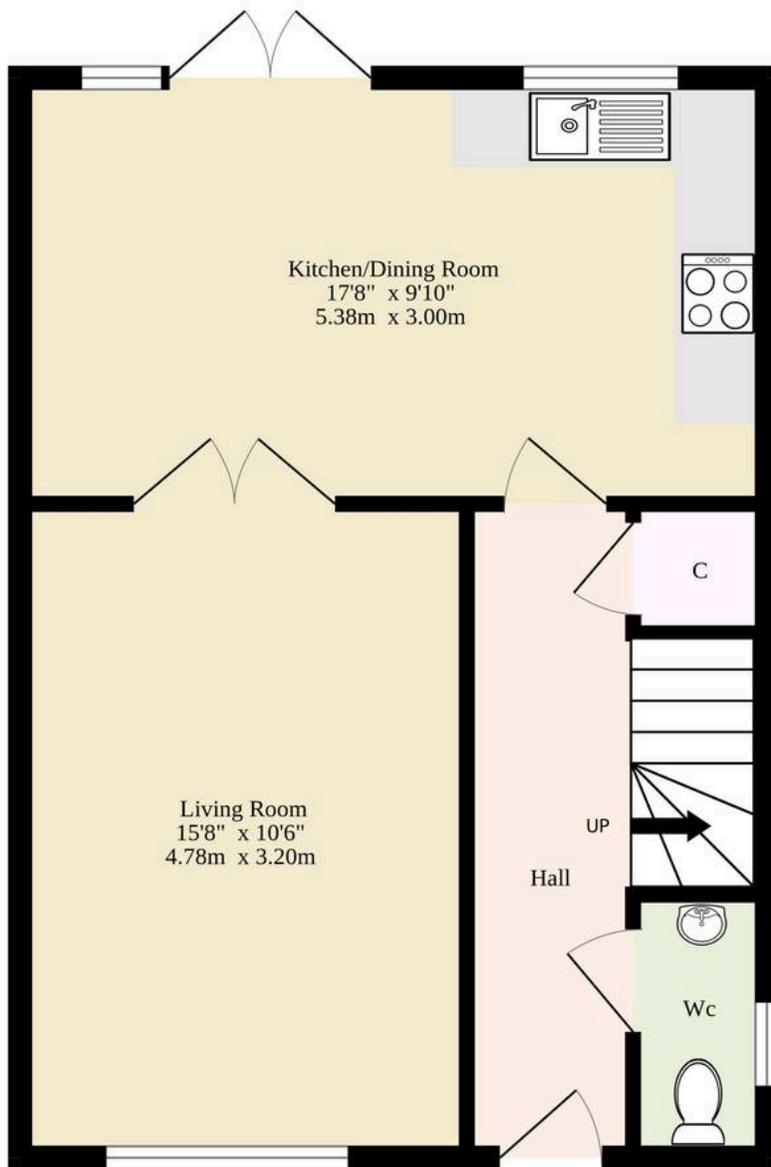
Upstairs, the property features three well-proportioned bedrooms, including a main bedroom with a modern en-suite, along with a family bathroom. The rooms are neutrally decorated, allowing for easy personalisation.

Externally, the property benefits from an enclosed rear garden, perfect for outdoor living and safe play for children or pets. Off-road parking is available directly in front of the property with double-width side-by-side spaces, eliminating the need to move cars to access spaces.

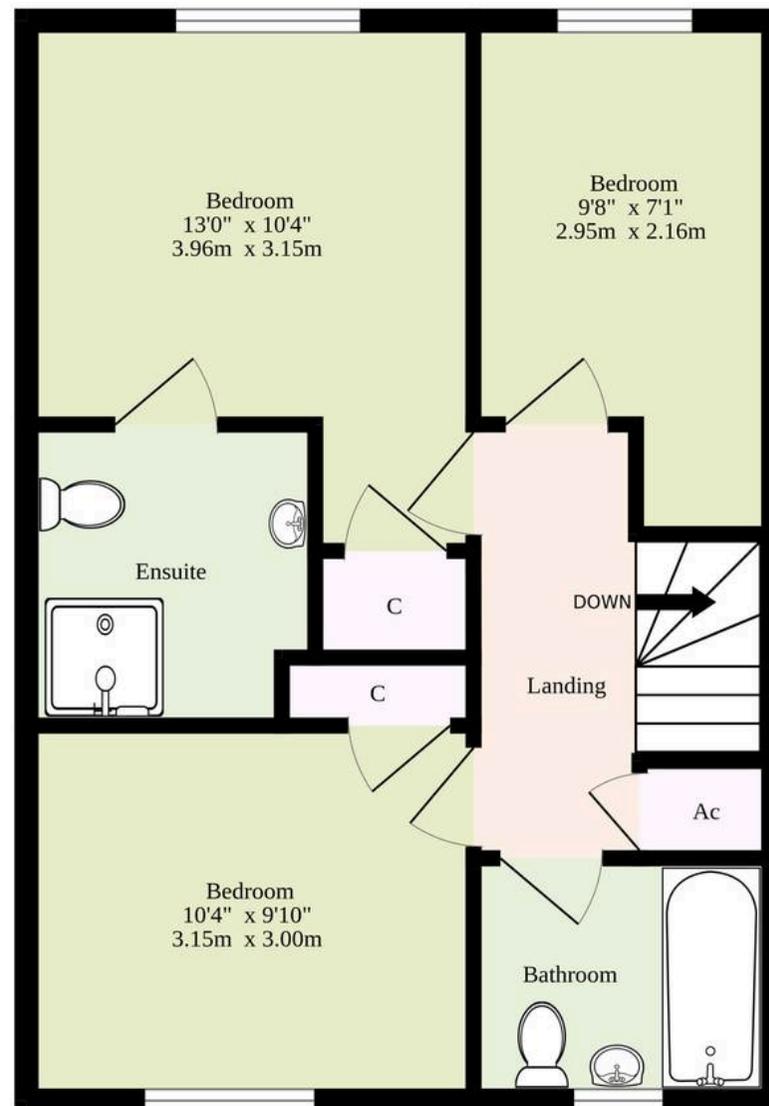
Additional features include an air source heat pump, offering energy-efficient heating throughout, and a B-rated EPC. This home provides a fantastic opportunity to enjoy village life while being within easy reach of Dereham and Norwich.



Ground Floor
404 sq.ft. (37.5 sq.m.) approx.



1st Floor
431 sq.ft. (40.0 sq.m.) approx.



TOTAL FLOOR AREA : 835 sq.ft. (77.6 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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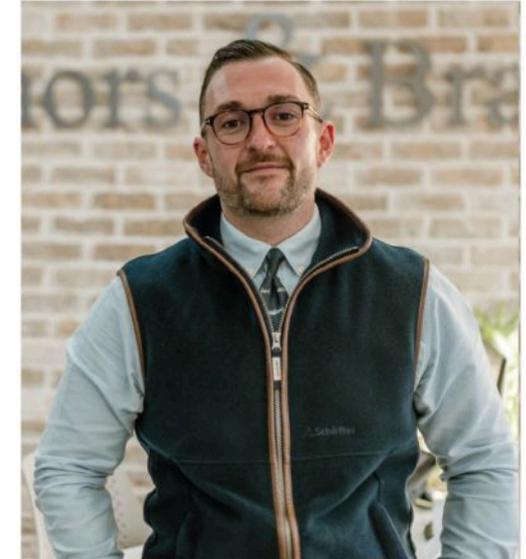
Dreaming of this home? Let's make it a *reality*



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Meet *Curtis*
Listings Director

Minors & Brady

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