



19 Wilkinson Drive, Martham

Great Yarmouth



Minors & Brady

# 19 Wilkinson Drive

Martham, Great Yarmouth

Wake up to open countryside views in the heart of Martham, with 38% shared ownership through Flagship Homes making this chain free semi-detached home an accessible step onto the property ladder. The entrance hall provides practical under-stairs storage and a convenient WC, leading to a well-equipped kitchen and a bright, comfortable living room. Upstairs, two double bedrooms, one with built-in storage, and a modern family bathroom offer privacy and practicality. Outside, the garden stretches onto sweeping fields, complete with a timber shed and a brick-weave driveway for off-road parking. With a 10-year NHBC warranty, this property is an inviting choice for first-time buyers seeking a relaxed Norfolk lifestyle.

- 38% shared ownership with Flagship Homes
- Chain free
- Semi-detached residence overlooking countryside fields in the village and civil parish of Martham, Norfolk
- 10-year NHBC warranty
- Suitable choice for first-time buyers looking to step onto the property ladder
- Kitchen equipped with quality cabinetry, an integrated oven, a dishwasher, a sink/drain unit and a fridge/freezer
- Comfortable, light-filled living room inviting relaxation and entertaining
- Two double bedrooms offering comfort and privacy, one with built-in storage cupboards
- A well-maintained garden with a backdrop of sweeping fields, featuring a laid to lawn, a timber storage shed and fencing for privacy
- A brick-weave driveway providing off-road parking





M&B

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Martham, Great Yarmouth

## Martham

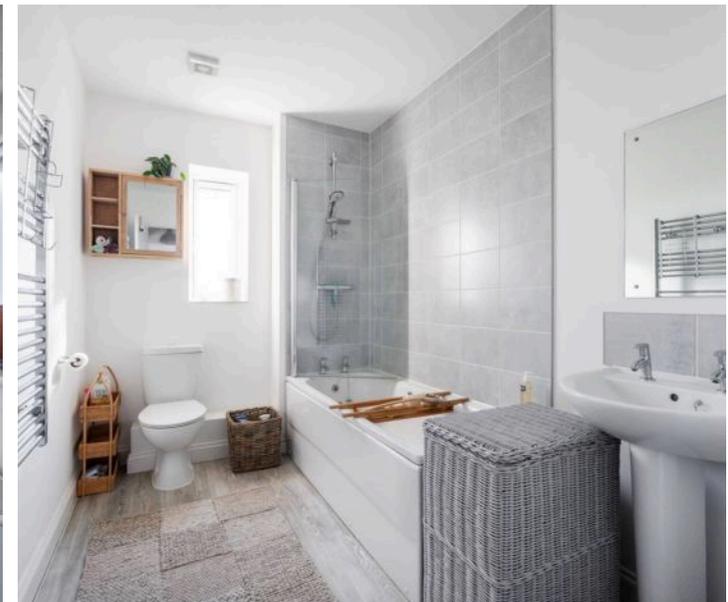
Wilkinson Drive is located in the peaceful village of Martham, a rural community in Norfolk. Within a short walk, residents can reach local shops including a Co-op, a pharmacy, a butcher, a post office, and a handful of independent businesses that cater to everyday needs. A few cafés and pubs provide informal meeting points for locals and a relaxed village atmosphere.

For families, Martham Academy and Nursery is the nearest primary school, while older children typically attend Flegg High Ormiston Academy in the village, with additional options in nearby communities such as Rollesby. This makes Wilkinson Drive particularly suitable for households seeking convenient school access without the need for lengthy commutes.

Transport links reflect Martham's rural setting: regular bus services connect the village to Great Yarmouth and Norwich, and local roads such as the B1152 provide straightforward car access to surrounding villages and the Norfolk Broads. The closest railway station is at Acle, offering links to the national rail network.

## Agents Notes

We understand that this property is leasehold, with 995 years left on the lease. 38% shared ownership with Flagship Homes. Rent: £450.56 pcm. Service charge: £4.30 pcm. Building insurance: £36.52 pcm. Connected to mains water, electricity and drainage. Air source heat pump.



M&B

# 19 Wilkinson Drive

Martham, Great Yarmouth

Set in the heart of the village and civil parish of Martham, this semi-detached home offers a peaceful outlook over open fields and a relaxed Norfolk lifestyle. Available chain free with a 10-year NHBC warranty, it is offered as 38% shared ownership through Flagship Homes, making it an ideal choice for first-time buyers stepping onto the property ladder.

The entrance hall provides practical space with under-stairs storage and a WC, leading through to a kitchen fitted with quality cabinetry, an integrated oven, dishwasher, fridge/freezer, and a sink/drain unit. The living room is light and spacious, creating a comfortable environment for both relaxation and entertaining.

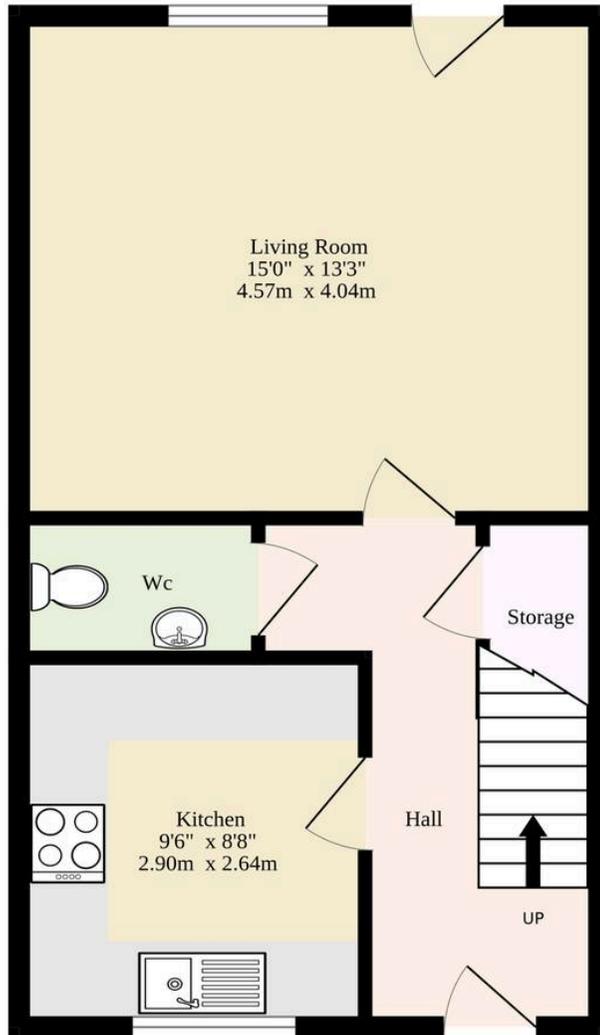
Upstairs, the property features two double bedrooms, one with built-in storage, both bright and airy. A family bathroom completes the layout with a contemporary three-piece suite.

Outside, the garden is well maintained, laid mainly to lawn, with fencing for privacy, a timber storage shed, and a backdrop of open fields. A brick-weave driveway provides off-road parking, completing the practical yet peaceful setting.

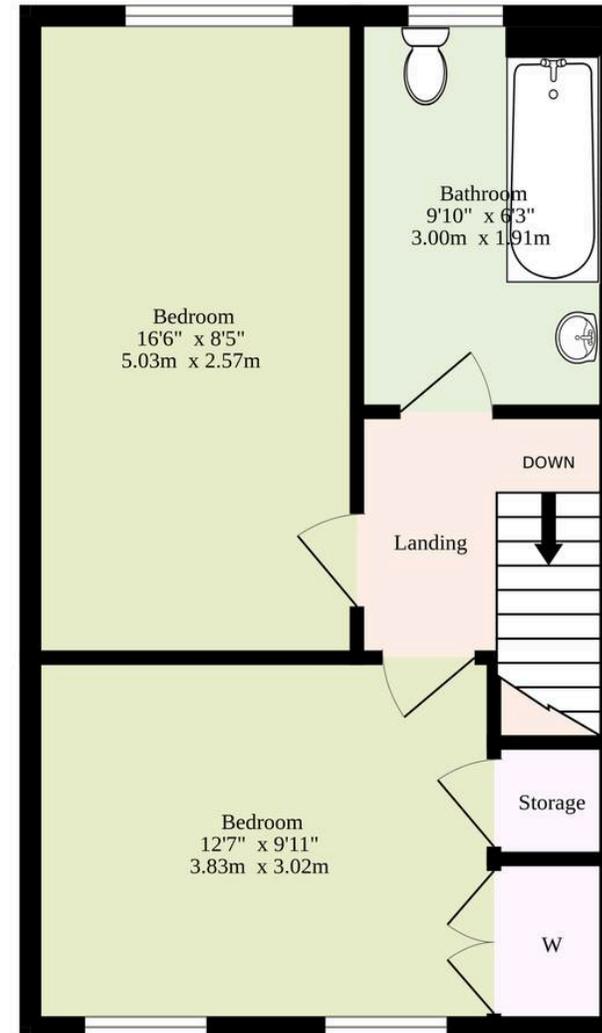
This property offers a thoughtful balance of practical living, countryside views, and the opportunity to settle into village life in Martham, with all the benefits of Norfolk's surroundings on your doorstep.



Ground Floor  
384 sq.ft. (35.7 sq.m.) approx.



1st Floor  
355 sq.ft. (33.0 sq.m.) approx.



TOTAL FLOOR AREA : 739 sq.ft. (68.7 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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# Dreaming of this home? Let's make it a *reality*



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Senior Property Consultant



Meet *James*  
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Meet *Lauren*  
Property Consultant

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