



March Haven High Street, Blakeney

Holt



Minors & Brady

March Haven High Street

Blakeney, Holt

Capturing the true essence of coastal cottage living, Marsh Haven is a beautifully presented Norfolk home steeped in character and calm, tucked into the heart of Blakeney. From the moment you arrive, the cottage feels warm and welcoming, offering a timeless retreat that suits both short escapes and longer stays alike. Currently operating as a successful holiday let, it also presents an appealing opportunity for those seeking an established coastal investment or a holiday home of their own. Inside, original features such as exposed beams and an inglenook fireplace sit comfortably alongside thoughtful interiors designed for relaxed, everyday living. The bedrooms above continue the theme of comfort and individuality, providing restful spaces to unwind. Perfectly placed within easy reach of Blakeney's quay, shops and coastal paths, Marsh Haven is a cottage with genuine soul, ready to be enjoyed for years to come.

- Traditional Norfolk cottage in the heart of Blakeney
- Currently operating as a successful holiday let
- Rich in original character including exposed beams and inglenook fireplace
- Warm, welcoming interiors with a calm coastal atmosphere
- Attractive sitting room with wood-burner and feature wall
- Characterful cottage kitchen with open shelving and dining area
- Two light-filled bedrooms, each with their own charm
- Thoughtfully styled bathroom complementing the cottage's period feel
- Light and airy upper floor with Velux windows
- Parking available via local permit scheme (approx. £500 per year)





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The Location

Blakeney is a picture-perfect coastal village on the North Norfolk coast, nestled within the Norfolk Coast Area of Outstanding Natural Beauty. Once a bustling medieval port, Blakeney is now a serene retreat, filled with winding lanes, flint cottages, and a lively quay that perfectly captures the spirit of the North Norfolk coast.

Blakeney's harbour, ever-changing with the tides, opens out to the dramatic Blakeney Point, home to the largest seal colony in England, where over a thousand grey seals and their pups gather along the shoreline each winter. Boat trips from the quay offer a close-up view of this breathtaking natural spectacle, surrounded by the wild beauty of sea, sky, and sand dunes.

The village itself offers a warm welcome and a touch of sophistication. The award-winning Blakeney Hotel features a renowned restaurant with panoramic views across the estuary, while nearby The Wiveton Bell provides a characterful pub experience that celebrates locally sourced, artisanal ingredients. For something sweet or a perfect morning coffee, Two Magpies Bakery on the High Street is a firm favourite, serving exceptional pastries, bread, and seasonal treats fresh from the oven.

At the heart of the community stands the Blakeney Village Hall, a vibrant local hub that hosts events, markets, performances and gatherings throughout the year, reflecting the strong spirit and warmth of village life.

Just inland, Holt adds another layer of charm, with its boutique shops and welcoming cafés lining handsome Georgian streets. It's the ideal spot for a leisurely afternoon of exploring before returning to the calm of the coast.



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Blakeney, Holt

High Street, Blakeney

Marsh Haven is a beautifully presented traditional Norfolk cottage, tucked within the heart of Blakeney and offering everything you would hope for in a coastal home, character, comfort and a wonderful sense of calm. Whether envisioned as a cherished holiday retreat, a charming full-time residence or an established holiday let, this is a property that instantly feels welcoming and effortlessly liveable. The cottage is currently operated as a successful holiday let, with short breaks reportedly achieving around £600 for a three-night stay, offered as a guide only.

Step inside and the care taken in preserving the cottage's original charm is immediately evident. Authentic internal doors, exposed beams and an attractive inglenook fireplace with wood-burner create a warm and inviting sitting room, perfectly suited to cosy evenings after a day by the coast. A tasteful scripture feature wall adds character and cohesion to the space, tying together the traditional details with a thoughtful, refined finish.

The sitting room flows naturally into the adjoining dining area, making the ground floor feel connected and balanced.



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The kitchen continues the cottage's charm beautifully, offering characterful open shelving, space for appliances and a layout that remains practical without detracting from the home's period feel.

Natural light filters down from the Velux window above the landing, filling the space throughout the day and enhancing the light, coastal atmosphere.

The gently curving staircase rises gracefully through the centre of the home, adding a further nod to the cottage's heritage.

Upstairs, the first-floor landing is brightened by an additional Velux window, drawing daylight into every corner of the upper floor. The bathroom is thoughtfully styled with charming sanitaryware that complements the age and character of the cottage rather than overpowering it, creating a space that feels timeless.

Both bedrooms are generously proportioned and filled with light; the principal bedroom benefits from twin windows, while the second bedroom has its own distinctive theme and arrangement, each offering comfort and individuality.

Throughout the cottage, the balance between character and comfort has been carefully considered, ensuring the property feels just as suited to relaxed coastal holidays as it does to longer stays or everyday living. The atmosphere is unmistakably calm and welcoming, with coastal influences subtly present without overwhelming the home's traditional Norfolk identity.



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Located within easy reach of Blakeney's quay, independent shops and coastal paths, Marsh Haven benefits from a location that is as practical as it is desirable. Parking is available via a local permit scheme, currently costing approximately £500 per year, offering convenient nearby access, a valuable asset in such a sought-after coastal village.

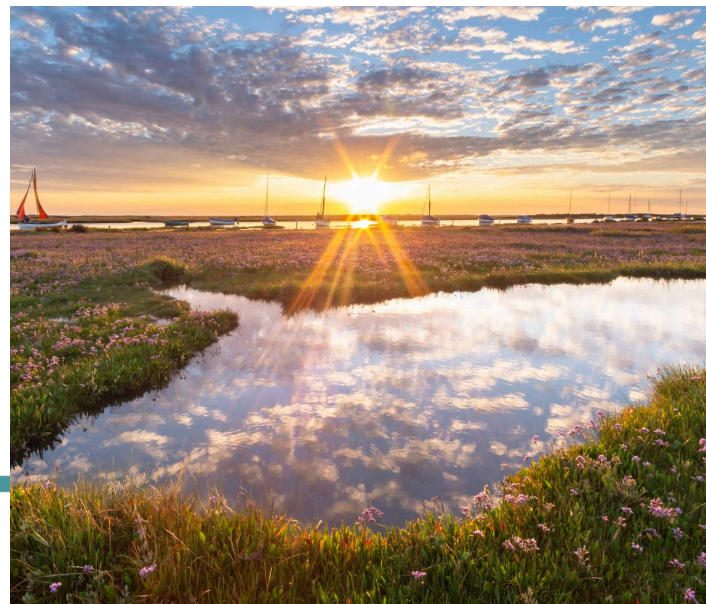
Marsh Haven is a cottage with genuine soul, a place ready to be enjoyed as a successful holiday let, a much-loved second home, or a tranquil coastal base for those seeking a slower pace of life. A rare opportunity to acquire a home that feels every bit as special as its setting.

Agents Note

This property will be sold freehold.

Connected to mains water, electricity and drainage.

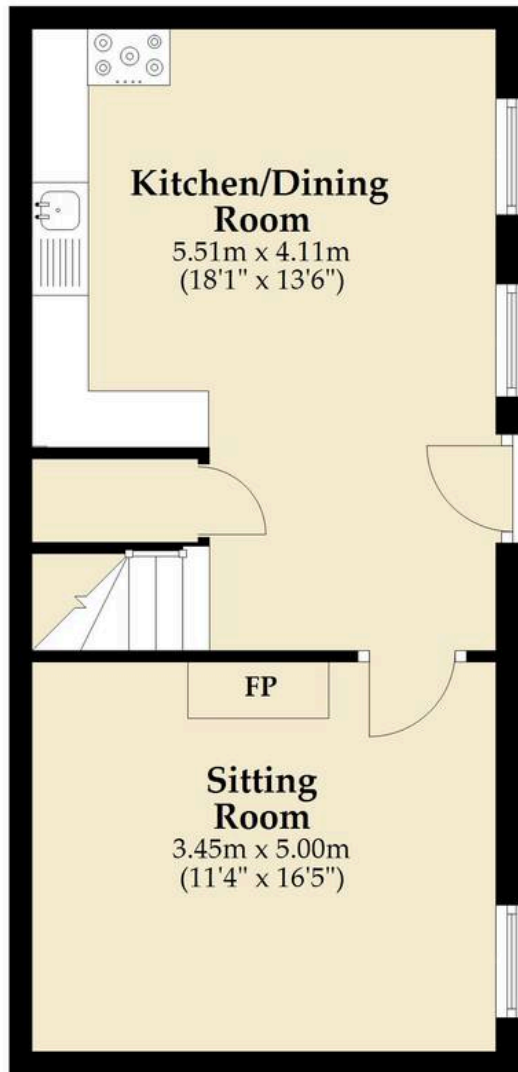
Prospective purchasers are advised to make their own enquiries and satisfy themselves as to the parking permit arrangements prior to commitment. Buyers should also note that the property is currently operated as a holiday let and may be subject to existing or future bookings.



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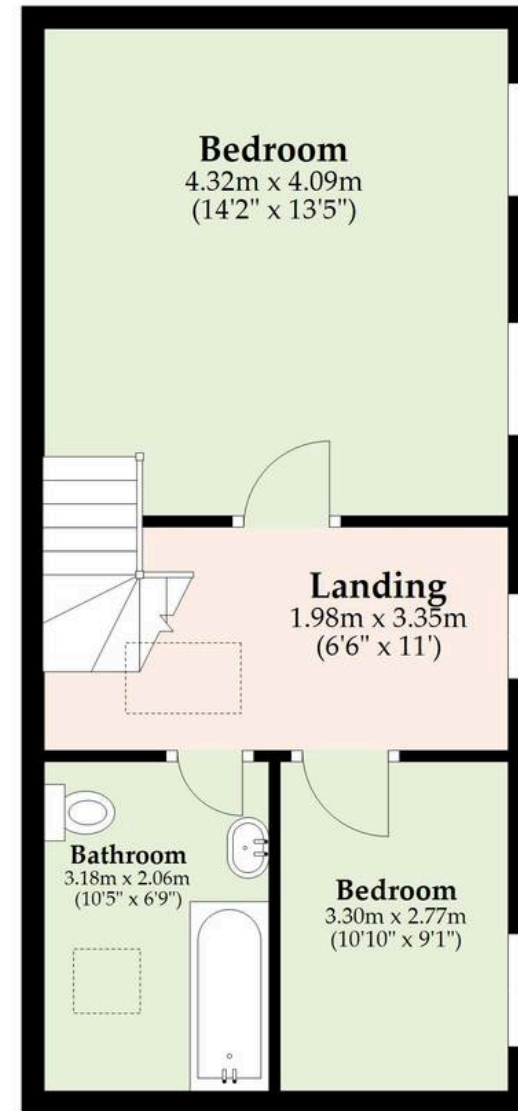
Ground Floor

Approx. 40.4 sq. metres (434.5 sq. feet)



First Floor

Approx. 41.1 sq. metres (442.2 sq. feet)



Total area: approx. 81.4 sq. metres (876.7 sq. feet)

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.

Plan produced using PlanUp.

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