



12 Gibson Road, Shipdham

Thetford



Minors & Brady

12 Gibson Road

Shipdham, Thetford

A beautifully landscaped wraparound garden with a flowing stream and charming bridges creates an unforgettable first impression and sets this home apart. This four-bedroom detached property is perfectly suited to family living, with a versatile layout that adapts to a range of needs. The main living areas are both generous and inviting, centred around a log burner and complemented by a bright conservatory overlooking the grounds. Upstairs, well-proportioned bedrooms and a spacious bathroom provide comfortable accommodation for everyday life. Outside, the expansive garden space continues to impress, offering lawn, established planting, and a peaceful setting to enjoy throughout the seasons. Combining indoor space with exceptional outdoor surroundings, this is a home that offers far more than first meets the eye.

- Deceptively spacious four-bedroom detached home with impressive, flexible living
- Stunning wraparound gardens creating a private, park-like setting
- Beautiful stream running through the grounds with charming feature bridges
- Spacious lounge and dining area with a cosy log burner at its heart
- Light-filled conservatory offering relaxing views across the garden
- Versatile study or fourth bedroom ideal for modern living
- Well-appointed kitchen/breakfast room with separate utility for added convenience
- Stylish ground floor shower room and generous four-piece family bathroom
- Secure gated entrance with ample private parking
- Set within a sought-after village, combining countryside charm with everyday practicality



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The Location

Gibson Road sits at the centre of Shipdham village, placing everyday amenities within easy reach, including local shops, a primary school, village pub, post office, and community facilities. The village also benefits from local healthcare services and small businesses, making daily life convenient for residents. Shipdham is well connected, offering straightforward access to Dereham, Watton, and the A47, which links through to Norwich and the wider Norfolk area, providing options for work, shopping, and leisure beyond the village.

Surrounded by open countryside yet practical for daily living, Shipdham remains popular with those seeking a village setting supported by strong local services and transport routes. Regular bus services operate through the village, providing convenient links to nearby towns, and there are easy driving routes for commuting or exploring the surrounding Norfolk countryside.

There are a number of green spaces and walking routes close by, ideal for outdoor activities, jogging, and dog walking. The village also has a variety of recreational facilities, including sports clubs and community halls, which host events and social gatherings throughout the year. Residents benefit from a strong sense of community, with active local groups, seasonal fairs, and social initiatives that help foster a welcoming and friendly atmosphere.



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This deceptively spacious four-bedroom detached home on Gibson Road offers an exceptional amount of versatile living space, set within a generous and beautifully maintained plot. Tucked into the heart of Shipdham, the property provides a wonderful balance of privacy, practicality, and charm, making it an ideal home for growing families or those seeking flexible accommodation.

A welcoming entrance hall introduces the home and leads through to a range of well-considered living spaces. A versatile study offers flexibility for home working or could easily serve as a fourth bedroom. There is also a separate dining area, perfect for more formal occasions and entertaining. The main living space is particularly impressive, opening into a large lounge and dining area centred around a characterful log burner, creating a warm and inviting atmosphere. From here, the home flows naturally into a bright conservatory, offering a relaxing space to enjoy garden views throughout the year.

The kitchen and breakfast room is both practical and well laid out, offering ample storage and workspace for everyday living. A separate utility and laundry area adds further convenience, keeping the main living spaces clutter-free, while a ground floor shower room completes the downstairs accommodation.



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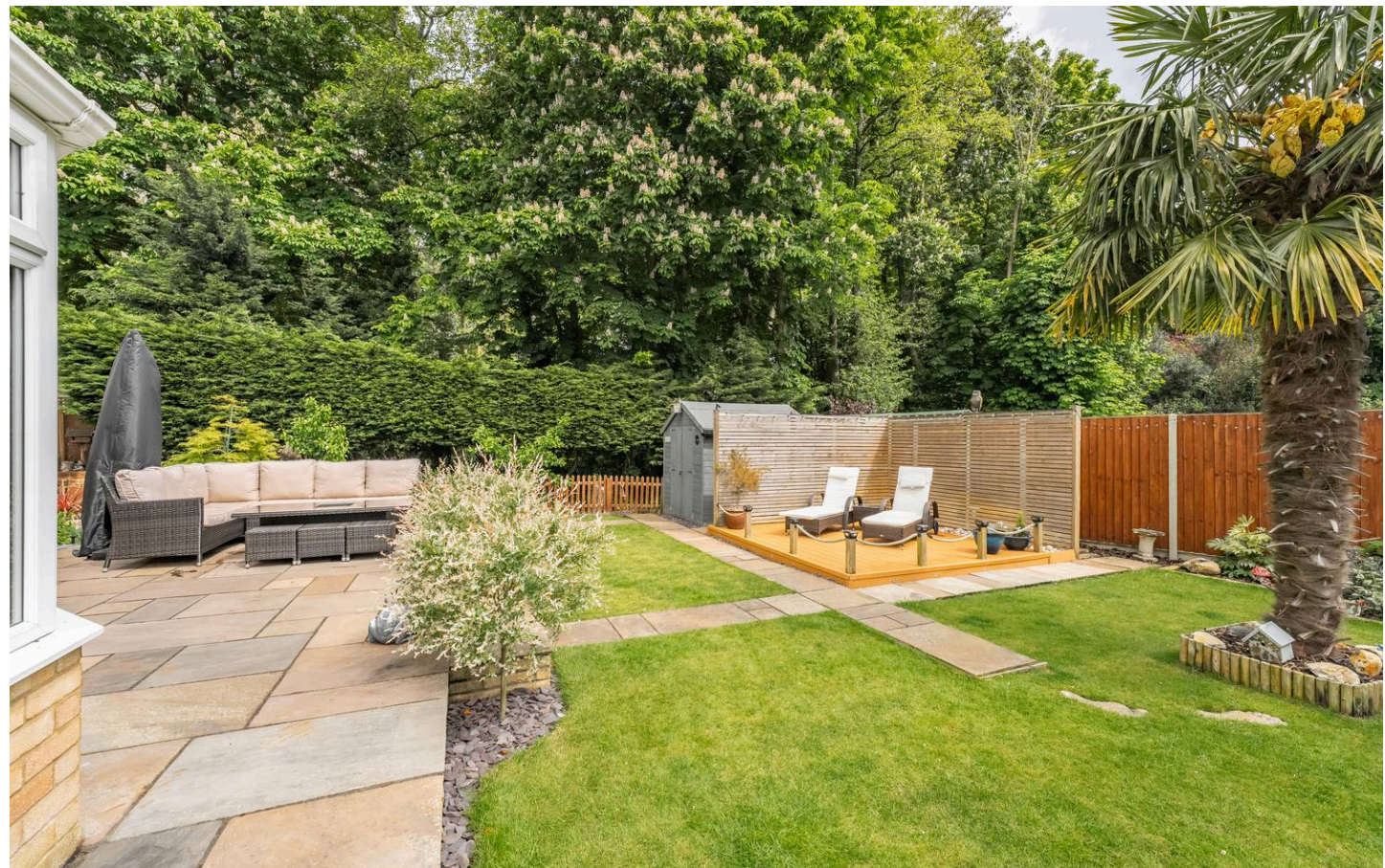
Upstairs, the first floor provides three well-proportioned bedrooms, all comfortable and well suited to family life or visiting guests. A four-piece family bathroom serves this level, offering both space and functionality in keeping with the rest of the home.

Externally, the property truly stands out. The home sits within a generous, fully enclosed plot accessed via a traditional five-bar gate, with ample private parking to the front. The gardens wrap around the property and have been thoughtfully landscaped, offering a variety of spaces to enjoy. Expanses of lawn are complemented by established planting, creating a sense of maturity and colour throughout the seasons. A particularly standout feature is the beautifully maintained stream that runs through the garden, complete with charming small bridges that create defined pathways and add a unique sense of character. This carefully designed layout gives the outdoor space a flowing, almost park-like feel, making it as enjoyable as it is picturesque.

Offering space, flexibility, and a truly special setting, this is a home that feels much larger than first impressions suggest, combining comfortable interiors with a standout garden that must be seen to be fully appreciated.

Agents Note

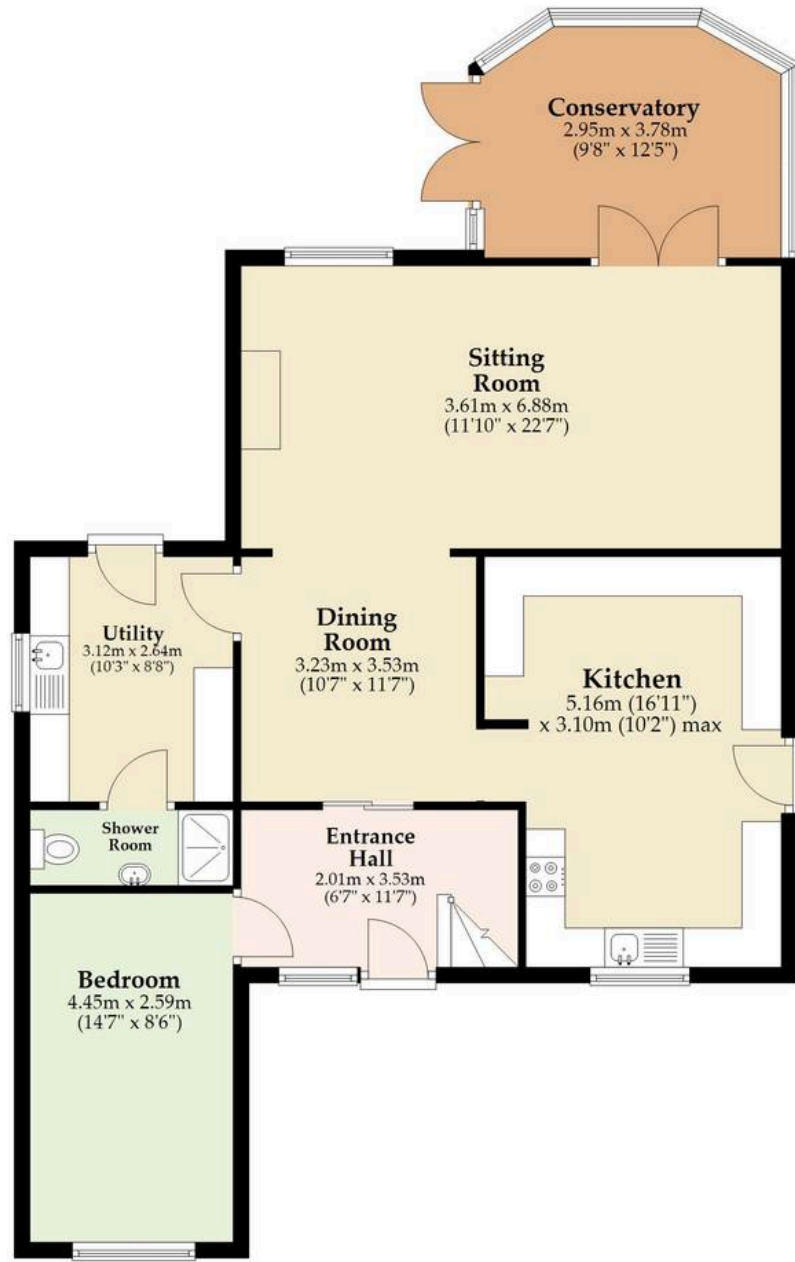
This property will be sold freehold and connected to mains water, electricity, gas and drainage.



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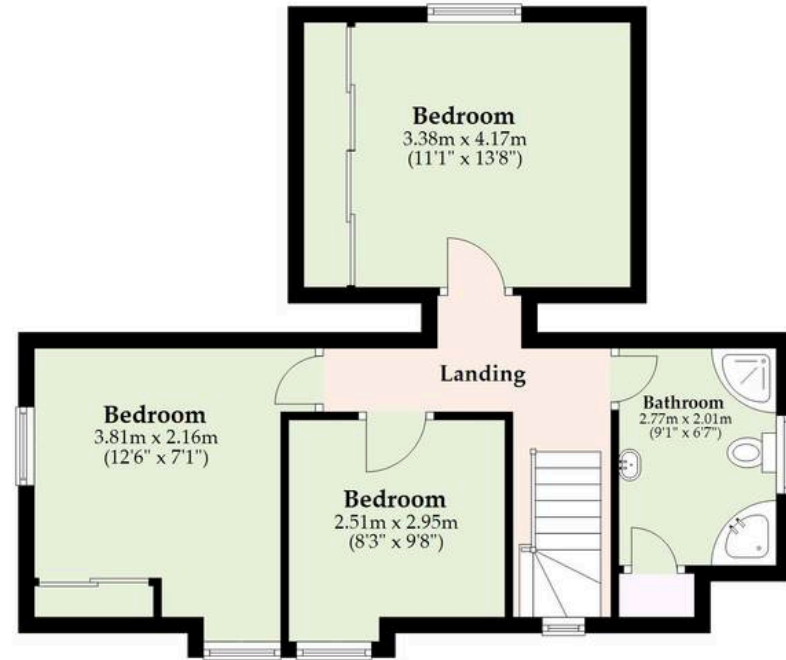
Ground Floor

Approx. 97.4 sq. metres (1048.9 sq. feet)



First Floor

Approx. 46.0 sq. metres (495.6 sq. feet)



Total area: approx. 143.5 sq. metres (1544.5 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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dereham@minorsandbrady.co.uk



01362 700820



9a Market Place, Dereham, NR19 2AW

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