



6 Letton Close, Shipdham

Minors & Brady



Spacious, private and perfectly suited to modern single-storey living, this red brick bungalow offers far more than first meets the eye. Extending to approximately 1,514 sq. ft., the property features a generous sitting room, separate dining room and a large contemporary kitchen/breakfast room fitted with stylish gloss units and space for appliances. Three well-proportioned bedrooms are served by modern facilities including a walk-in shower room and separate WC. Outside, the home boasts exceptional parking provision with a tandem driveway for multiple vehicles, a second driveway beneath a carport, and a detached garage. A substantial workshop with adjoining carport provides further versatility. The beautifully enclosed rear garden enjoys a high degree of privacy, featuring a large sheltered decking area ideal for outdoor dining, with steps leading down to a lawned garden beyond.

- Spacious detached red brick bungalow extending to approximately 1,514 sq. ft
- Three well-proportioned bedrooms ideal for families, guests or home working
- Generous sitting room flowing into a separate dining room, perfect for entertaining
- Large modern kitchen/breakfast room with gloss units, chrome fixtures and space for appliances
- Contemporary walk-in shower room plus a separate WC
- Substantial workshop with adjoining carport, providing excellent versatility
- Two separate driveways, including a tandem driveway offering parking for multiple vehicles
- Detached garage providing additional parking or storage
- Private, well-enclosed rear garden with a large sheltered decking area ideal for outdoor dining

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6 Letton Close

The Location

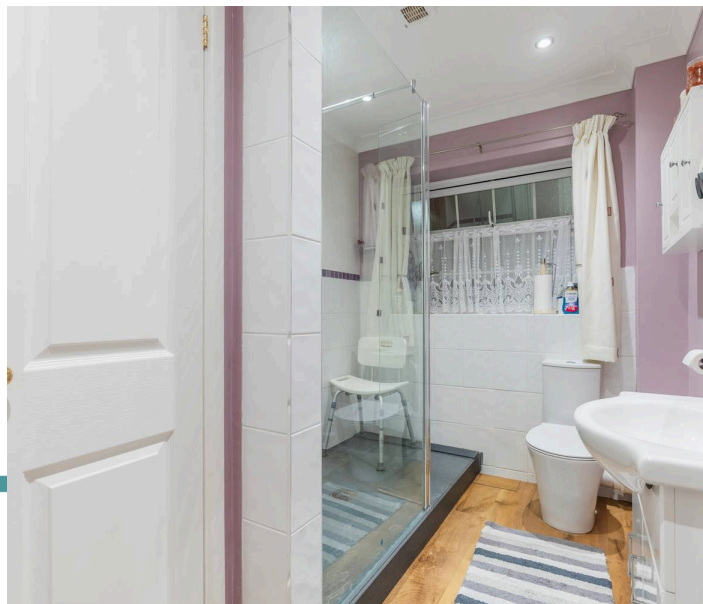
Shipdham is a well-regarded Norfolk village that combines the charm of countryside living with a strong sense of community and an excellent range of everyday amenities. As one of the largest villages in Norfolk, it offers a convenient and well-served environment while retaining its rural character and appeal.

Residents benefit from a variety of local facilities, including a village shop, post office, primary school, medical centre, public houses and places to eat, ensuring day-to-day needs are easily catered for. The village also enjoys a range of community groups, recreational facilities and open spaces, contributing to its welcoming atmosphere and making it an appealing place for families, professionals and retirees alike.

Surrounded by attractive Norfolk countryside, the area provides abundant opportunities for walking, cycling and exploring the outdoors. Quiet country lanes, nearby footpaths and scenic rural views allow residents to enjoy the best of village life throughout the seasons.

For a wider selection of shops, supermarkets, leisure facilities and services, the nearby market towns of Dereham and Watton are both within easy reach. Dereham in particular offers a comprehensive range of amenities, healthcare facilities, schooling options and independent businesses, while both towns provide excellent support for everyday living.

Despite its peaceful setting, Shipdham remains exceptionally well connected. The A1075 and nearby A47 provide convenient road access to Norwich, Swaffham, King's Lynn and the wider Norfolk region, making the village a practical location for commuters and those wishing to travel further afield. Norwich city centre can be reached within a reasonable drive and offers an extensive choice of shopping, dining, entertainment and cultural attractions.





6 Letton Close

Shipdham, Thetford

Letton Close, Shipdham

This attractive red brick detached bungalow offers spacious and versatile single storey living, extending to approximately 1,514 sq. ft. and occupying a private, well-enclosed plot. Ideal for buyers seeking the convenience of bungalow living without compromising on space, the property enjoys a secluded setting with gardens that are not overlooked, creating a wonderful sense of privacy both inside and out.

A welcoming and flowing entrance hall provides access to all principal rooms, giving the home a practical yet airy layout. At the heart of the property is a large modern fitted kitchen/breakfast room, finished with contemporary gloss units and stylish chrome fittings. The room offers excellent storage and worktop space, together with ample space for appliances, making it as functional as it is attractive.

The kitchen seamlessly connects with the main living accommodation, where the generous sitting room provides an impressive space for relaxing and entertaining. The open-flow design continues through to the dining room, creating a sociable arrangement that works equally well for everyday living and larger gatherings.

The bungalow offers three well-proportioned bedrooms, all accessed from the central hallway. These are complemented by modern sanitary facilities, including a contemporary shower room featuring a walk-in shower, along with a separate WC for added convenience.



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6 Letton Close

Shipdham, Thetford

A particularly useful addition to the property is the substantial workshop, offering excellent potential for hobbies, storage or practical workspace. Beyond the workshop is a carport which is not shown on the floorplan, providing further covered parking or storage options. Externally, the property continues to impress. To the front, a tandem driveway provides parking for multiple vehicles, while a second separate driveway is located on the opposite side of the property and leads beneath the carport. The benefit of two independent driveways offers exceptional flexibility for homeowners, visitors, or those with caravans, trailers or multiple vehicles. In addition, there is a detached garage providing further storage and parking options.

The rear garden has been thoughtfully arranged to create a private outdoor retreat. A large sheltered decking area provides the perfect setting for outdoor dining and entertaining, offering welcome shade and protection during warmer months. Steps lead down from the decking to a lawned garden area, creating distinct spaces for relaxation, recreation and gardening. The garden is well enclosed, ensuring privacy and making it ideal for families, pet owners, or those simply seeking a peaceful outdoor environment.

Agent's Note

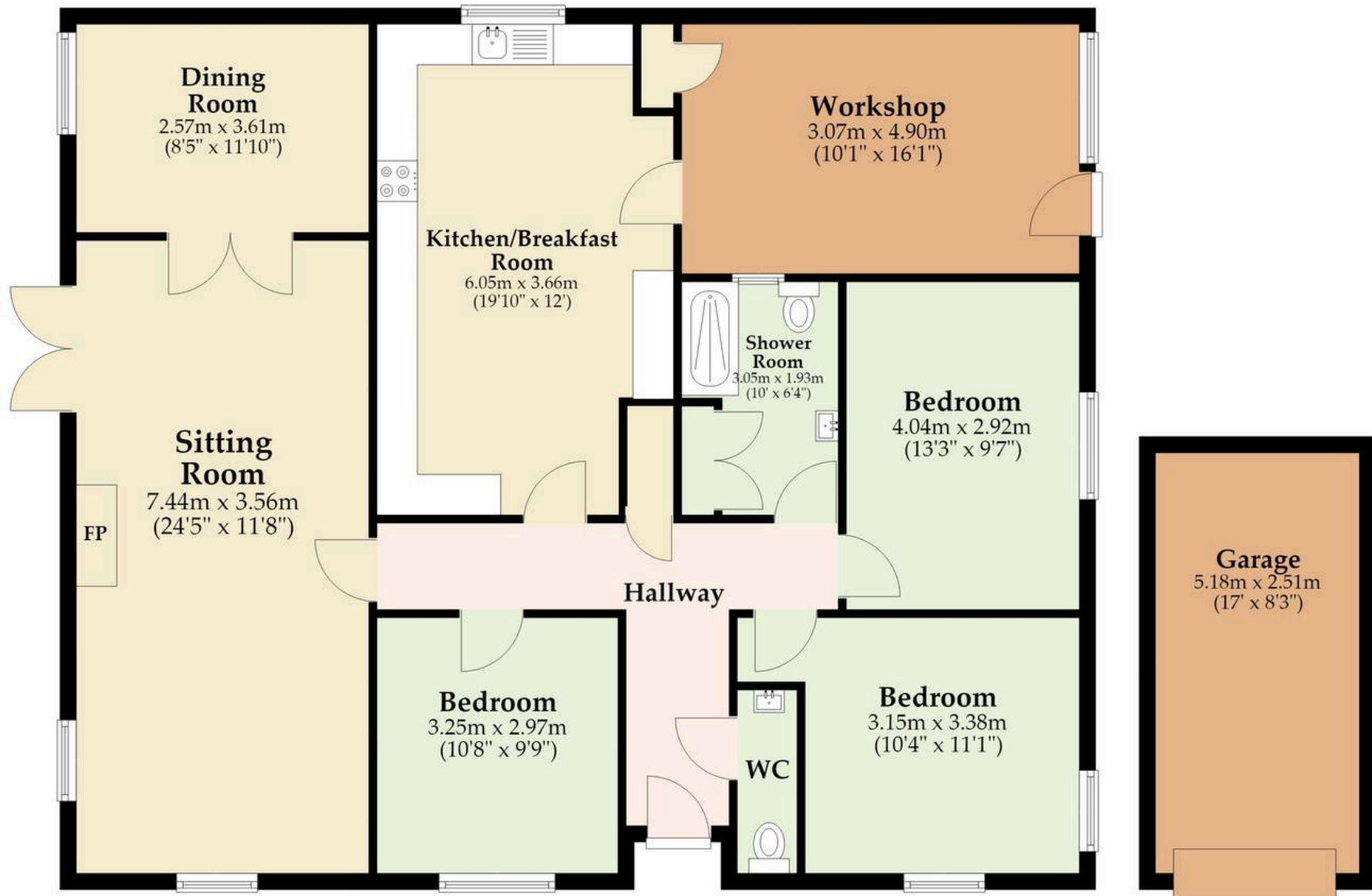
This property will be sold freehold.



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Ground Floor

Approx. 140.7 sq. metres (1514.4 sq. feet)



Total area: approx. 140.7 sq. metres (1514.4 sq. feet)

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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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