



53 St. Edmund Road, Weeting

Minors & Brady

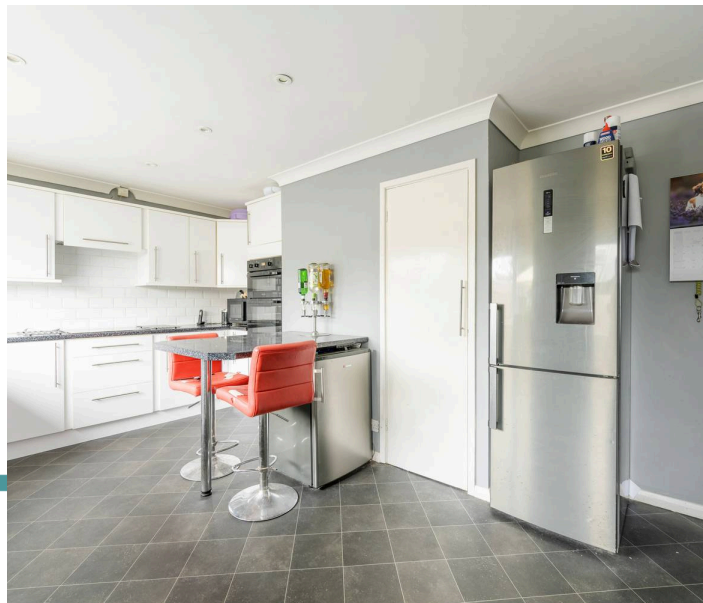


53 St. Edmund Road

Weeting, Brandon

Spacious village bungalow with generous gardens, ample parking and excellent future potential. Situated within a quiet residential setting in the popular Norfolk village of Weeting, this detached two-bedroom bungalow offers comfortable and well-balanced single-storey living. The property features a bright dual-aspect lounge, a practical fitted kitchen and two well-proportioned double bedrooms. Outside, a generous driveway provides parking for multiple vehicles alongside a garage, while the enclosed rear garden offers plenty of space to relax and entertain. Conveniently positioned within walking distance of local amenities, the home also benefits from easy access to Brandon, Thetford and surrounding countryside. Ideal for first-time buyers, downsizers and investors alike, this property presents a fantastic opportunity to personalise and make your own.

- Detached two-bedroom bungalow in a popular village location
- Spacious dual-aspect lounge filled with natural light
- Fitted kitchen with ample storage and workspace
- Two generous double bedrooms
- Practical shower room with WC and wash basin
- Shingled driveway providing off-road parking for multiple vehicles
- Garage offering additional parking or storage
- Enclosed rear garden with lawn, patio and seating areas
- Useful outbuildings and external storage space
- Walking distance to local amenities with easy access to Brandon and Thetford





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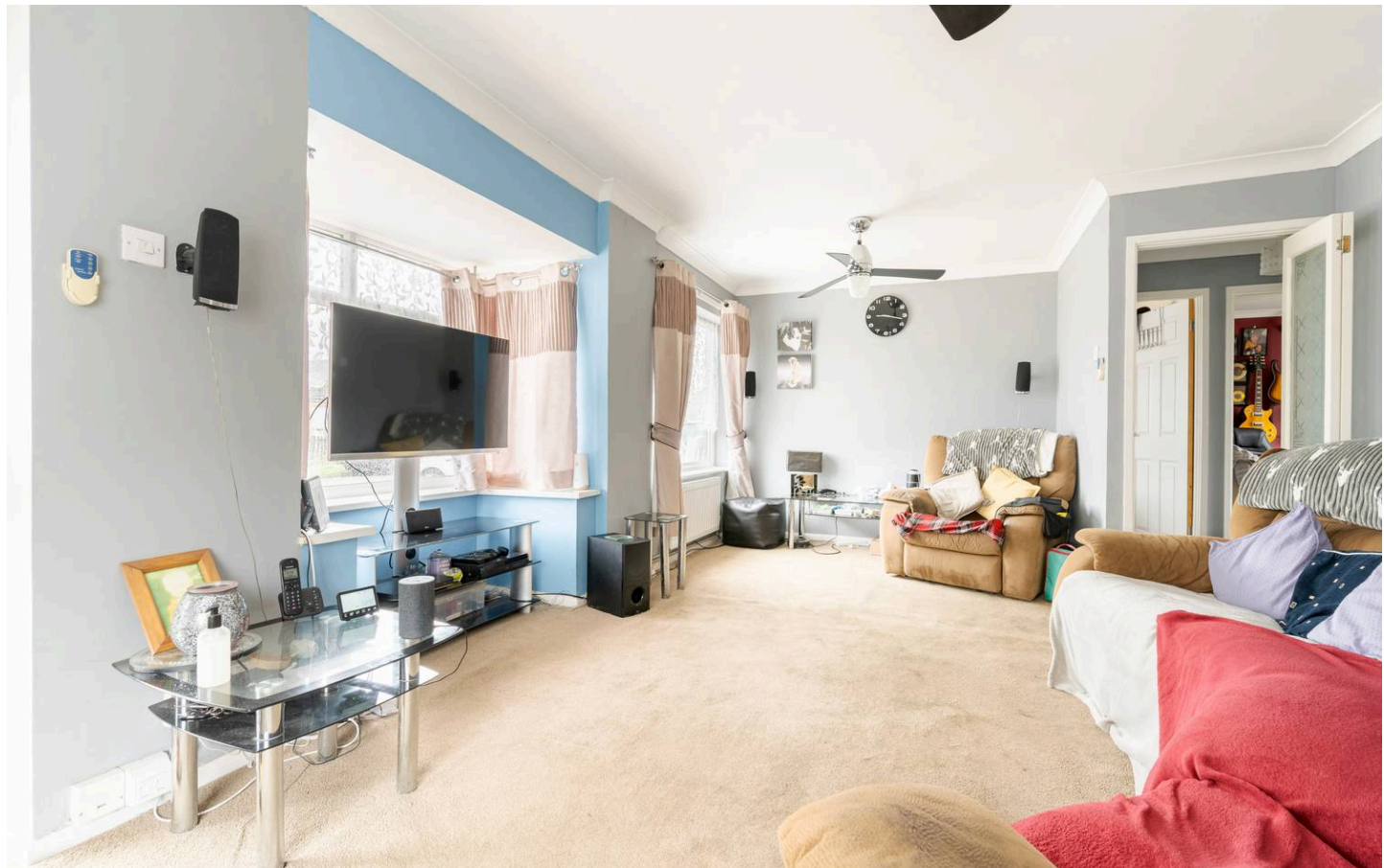
Weeting, Brandon

The Location

Weeting is a popular Norfolk village that offers a good range of amenities and community facilities, making it an attractive location for families, commuters, and those seeking a village lifestyle. The village is served by a local primary school and benefits from a strong sense of community, centred around the village hall, which hosts a variety of events, meetings, and social activities throughout the year. Residents can also enjoy sports facilities and nearby playing fields catering to a range of recreational pursuits, while St. Mary's Church provides both a place of worship and an important historic landmark within the village.

For everyday convenience, Weeting offers local convenience stores for daily essentials, alongside traditional village pubs and small eateries serving food and drink in a welcoming setting. Families are well catered for with playgrounds and green spaces providing opportunities for children to play and for residents to enjoy the outdoors.

The village is also well placed for transport links. Brandon Railway Station is located approximately 1.9 kilometres away and offers Greater Anglia rail services connecting to a range of nearby towns and cities. Regular bus services, including the 89 route between Brandon and King's Lynn and the 401 service linking Thetford and Downham Market, serve the village via stops at the bus shelter and garage. Quiet country roads and scenic countryside routes make cycling a practical and enjoyable way to travel locally, while a network of footpaths and walking routes provides excellent opportunities for leisure walks, nature spotting, and access to many of the village's amenities on foot.





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Weeting, Brandon

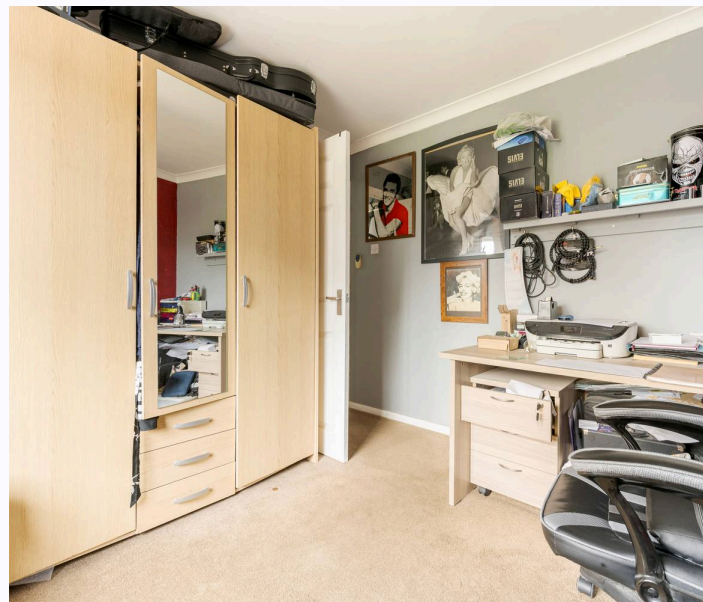
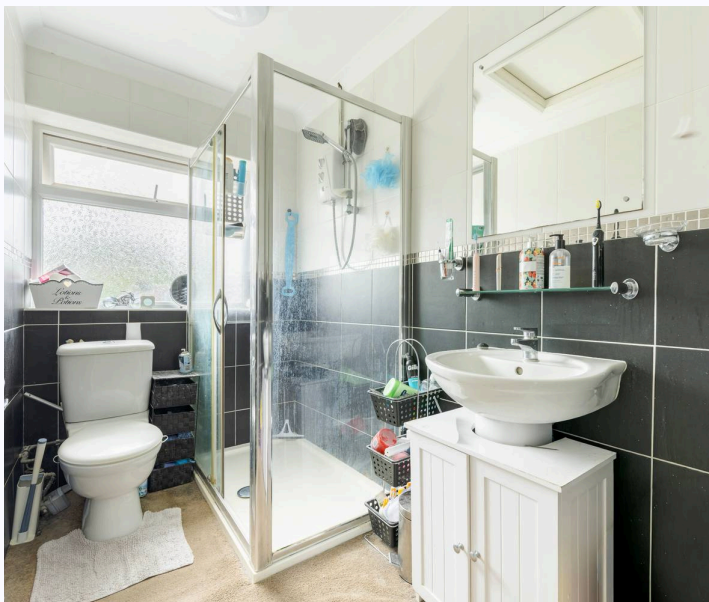
St. Edmund Road, Weeting

Situated within a quiet residential position in the popular Norfolk village of Weeting, this detached two-bedroom bungalow offers comfortable single-storey living with generous outside space, ample parking and excellent potential for a range of buyers. Whether you are looking to take your first step onto the property ladder, downsize to a more manageable home, or invest in a property with scope for personalisation, this home presents an appealing opportunity.

The accommodation is well arranged and filled with natural light. A spacious dual-aspect lounge forms the heart of the home, creating a bright and welcoming environment for both everyday living and entertaining. Large windows to both elevations enhance the feeling of space, while the layout provides flexibility for a variety of furniture arrangements.

The kitchen is fitted with a range of matching wall and base units complemented by practical work surfaces and integrated cooking facilities. Additional space for white goods, useful storage cupboards and direct access to the rear garden make this a functional and well-designed room, ideal for modern day-to-day living.

Both bedrooms are well-proportioned doubles, offering comfortable accommodation for homeowners and guests alike. The shower room is fitted with a shower cubicle, wash basin and WC, creating a practical space that serves the property well.



M&B



53 St. Edmund Road

Weeting, Brandon

Externally, the property enjoys excellent frontage with a shingled driveway providing off-road parking for multiple vehicles and access to the garage. The enclosed rear garden offers a wonderful extension of the living space, predominantly laid to lawn and complemented by patio and shingled seating areas, ideal for outdoor dining, relaxing or entertaining during the warmer months. The garden also benefits from useful outbuildings and storage space, adding to the property's practicality.

The property is conveniently located within walking distance of local amenities, including the village primary school, while the neighbouring towns of Brandon and Thetford provide a wider range of shopping, leisure and transport facilities. The surrounding countryside offers superb opportunities for walking, cycling and enjoying the Norfolk and Suffolk landscape.

Offering comfortable accommodation, generous outdoor space and future potential to enhance further, this detached bungalow represents an excellent opportunity within a well-connected village setting.

Agent's Note

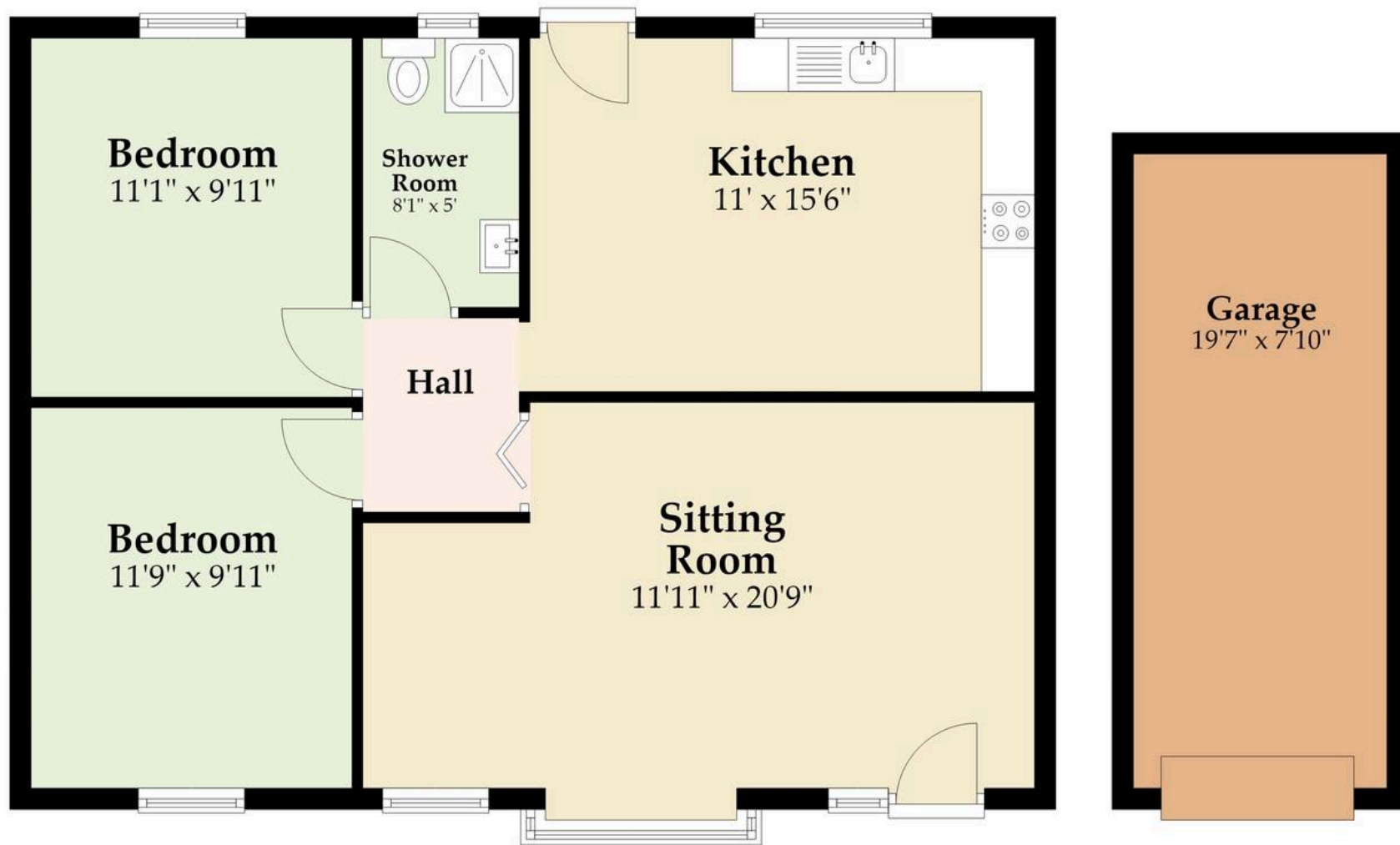
This property will be sold freehold and connected to mains water, electricity, LPG gas and drainage.



M&B

Ground Floor

Approx. 874.5 sq. feet



Total area: approx. 874.5 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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