



Fairfield | Station Lane | Hethersett | NR9 3AX

Asking Price £900,000

twgaze

Fairfield Station Lane Hethersett NR9 3AX

Set within an enviable countryside setting, this exceptional four-bedroom detached residence offers a refined rural lifestyle while maintaining convenient access to Norwich and excellent connectivity via the A11 and A47. The property is thoughtfully arranged, featuring generously proportioned reception rooms. Externally, the home is complemented by immaculately landscaped gardens, providing a beautifully curated outdoor environment.

- Four bedroom Detached Spacious Property
- Sitting room with bi fold door leading to garden
- Ground floor bedroom/home office
- Beautiful Irrigated garden with summerhouse/studio/Home office
- Main bedroom with en suite, walk in wardrobe and balcony with field views
- Spacious Kitchen/dining room with separate utility room
- Ground floor Shower room, W,c and first floor "jack and Jill" bathroom
- Double garage with electric door, large driveway behind electric gates

Location

The Property can be found on the outskirts of Hethersett which offers a wide range of facilities including shops, two pubs, three schools a doctors, dentist along with a park and ride service to Norwich. There is a good bus route to Norwich and great access to the A11 and A47. The market Town of Wymondham is less than a 10 minute drive offering a wider range of shops including Waitrose and train station with direct lines to Cambridge and London .





The Property

An Exceptional Detached Residence Enjoying Far-Reaching Countryside Views. The property can be found in a peaceful and secluded setting, this outstanding detached residence offers an enviable blend of luxury, space and contemporary elegance, all whilst enjoying glorious views across the surrounding countryside. Thoughtfully designed and beautifully appointed throughout, the property provides a superb lifestyle opportunity for those seeking both refined family living and exceptional entertaining space. A welcoming entrance hall sets the tone for the quality and scale found throughout the home, leading to a series of beautifully proportioned reception rooms. The elegant garden room, bathed in natural light from its attractive bay window is the perfect setting for entertaining guests in style. The magnificent sitting room forms a stunning focal point of the home, featuring a striking wood-burning stove and expansive bi-fold doors that open onto the sun terrace, perfectly framing the picturesque garden and countryside beyond. Undoubtedly the heart of the home is the impressive open-plan kitchen, dining and family space. Designed with both functionality and style in mind, the contemporary kitchen is fitted with a sleek range of high-quality cabinetry and integrated appliances, complemented by a central breakfast bar ideal for informal dining and social gatherings. The adjoining dining area and relaxed snug create a versatile living environment perfectly suited to modern family life. A well-appointed utility room, ground floor shower room, separate cloakroom and a versatile fourth bedroom or home office complete the ground floor accommodation. Ascending to the first floor, an impressive galleried landing leads to the luxurious principal suite, a truly indulgent retreat featuring a beautifully appointed en-suite shower room, bespoke walk-in dressing room and a private balcony from which to enjoy the views across the gardens and open countryside. Two further generous double bedrooms are served by an elegant Jack and Jill bathroom. Rarely does a home combine such generous proportions, luxurious finishes and an idyllic setting so effortlessly. This remarkable residence represents a unique opportunity to acquire a truly exceptional family home in a highly desirable location.

Outside

Fairfield is discreetly positioned behind electric gates, affording a high degree of privacy and seclusion from the outside world. There is a detached double garage with electrically operated doors is complemented by generous hard standing,



providing ample parking for numerous vehicles. The grounds have been thoughtfully curated and are a particular feature of the property with fully irrigated watering system for ease. There is formerly a productive kitchen garden with greenhouse and ancillary sheds, this has recently been reinstated to lawn, creating a picturesque expanse that seamlessly blends with the surrounding gardens whilst offering potential for a variety of future uses. Beautifully landscaped and meticulously maintained, the gardens provide a wonderfully tranquil setting from which to enjoy the property's idyllic rural surroundings. A substantial raised decked terrace extends the living space outdoors and provides an exceptional setting for al fresco dining, entertaining and relaxation, all whilst taking full advantage of the far-reaching countryside views. Beyond, the grounds enjoy a delightful sense of openness, with mature planting, well-tended lawns and a captivating backdrop of rolling fields, creating an atmosphere of peace and exclusivity rarely found. A particularly appealing addition is the detached studio, perfectly positioned to capture uninterrupted views across the adjoining countryside. Offering a light-filled and inspiring environment, this versatile space is ideally suited as a home office, artist's studio, or creative workspace.

Services

Mains electricity, oil fired central heating, mains drains and mains water

How to get there

What3words: [///matchbox.results.scouted](https://www.what3words.com/#!////matchbox.results.scouted)

Viewing

By appointment with TW Gaze

Freehold

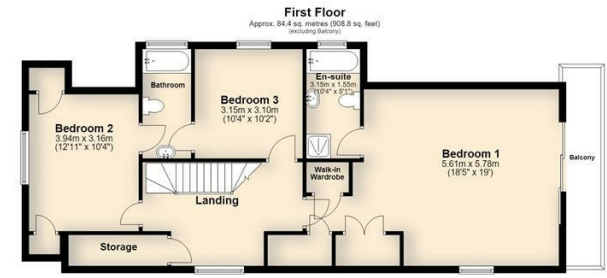
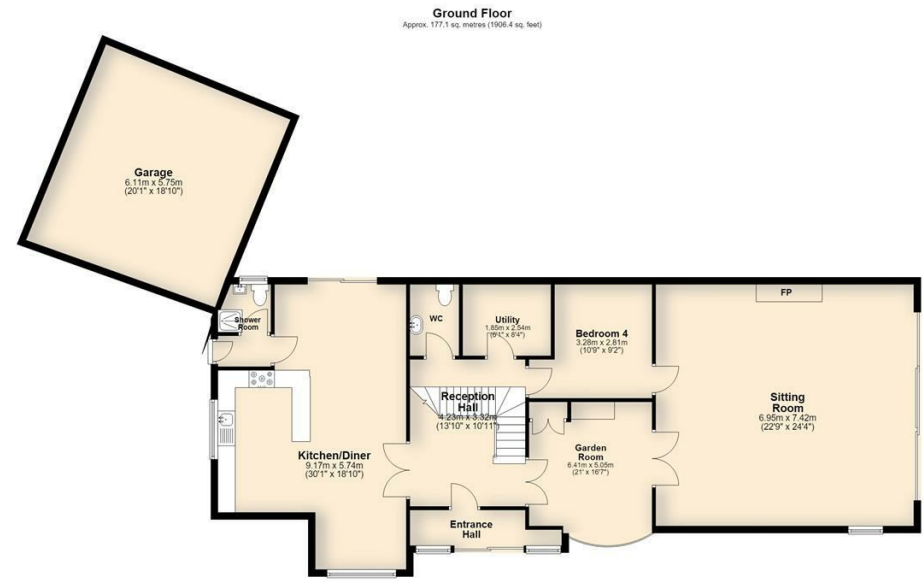
Council Tax: F

Anti-Money Laundering, Terrorist Financing and Transfer of funds Regulations 2017.

In line with the regulations, TW Gaze are legally required to carry out AML due diligence checks on all proposed legal purchasers involved in the transaction. A charge of £25.00 + VAT (£30.00 Inc VAT) processing fee is applicable for each purchaser once an acceptable offer is agreed.

Ref: 2/20240.





Total area: approx. 261.5 sq. metres (2815.3 sq. feet)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

33 Market Street
Wymondham
Norfolk
NR18 0AJ
01953 423 188
info@twgaze.co.uk