



19 Market Place  
Hingham  
NR9 4AF

Guide price : £350,000







- Two Bedrooms
- Grade II listed property
- Brimming with original features
- Brick fireplace with a wood burner and inglenook
- Private enclosed garden
- Modern shower room
- 30ft Brick built workshop
- Popular Village location

### Location

Located in a quiet cul-de-sac just moments from the centre of Hingham, an elegant market town once known as 'Little London' due to the quality of its buildings. The town is picturesque and famed for its ancestral links to one time US president, Abraham Lincoln, to which a local café on The Fairlands still promotes the name. A large part of Hingham's popularity is down to its useful facilities, shops and local businesses which are centred around the pretty Market Place. The town also has a primary school and doctors' surgery which was recently voted within the top 10 surgeries in England. Several other market towns including Wymondham, Attleborough and Dereham are all within 10 miles from Hingham, with Norwich also just 14 miles away. Norwich is a historic and popular university city offering a vibrant entertainment scene, with numerous independent shops, bars and restaurants, as well as excellent shopping facilities. The city offers good transport links with a central railway and bus station and an international airport located just a few miles north of the city.







## Property

A two-bedroom Grade II listed terrace house brimming with original features and a wealth of history. Thought to date back to around 1550, this former Maids Head Public House now presents a unique opportunity to live in a prominent and prestigious position within Hingham's Market Place.

The welcoming entrance hall leads to the second reception room, currently used as a dining room, offering enviable views of the Market Place Green. The lounge serves as the heart of the home, featuring an exposed brick fireplace with a wood burner, an inglenook, and hidden witches' marks and signatures, adding to the property's historic charm.

The compact and well-designed kitchen includes an open-plan overflow section that blends seamlessly into the lounge area. A ground-floor WC also functions as a cloakroom.

Upstairs, the main bedroom boasts a vaulted ceiling with exposed beams, offering lovely views over the garden. The front-facing room has striking views of the green, showcasing beautiful Queen Post woodwork. A modern shower room features a shower, vanity basin, and WC.

## Outside

To the rear of the property there is a private enclosed garden with lawn a fence will be erected at the current owner's cost. There is a 30ft brick built workshop suitable for multiple uses including home office, gym or hobby room.

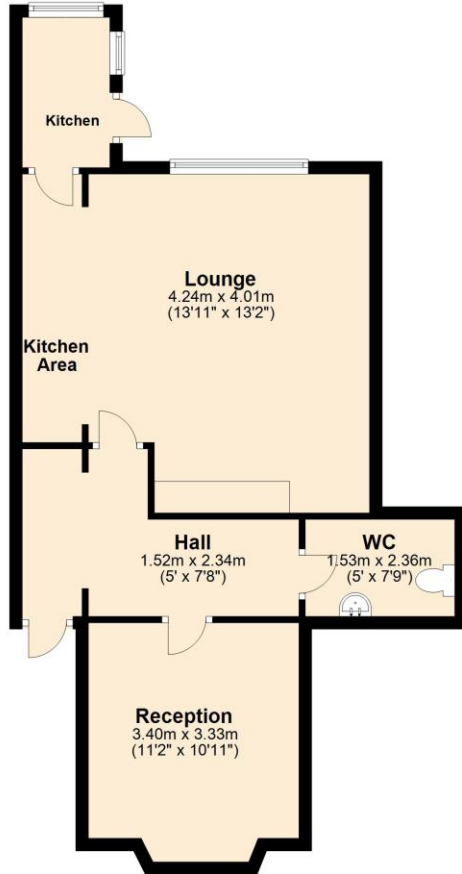
**Services** Mains water, electricity and drainage are connected to the property.

**Viewings** - By appointment only

**What3words** – trailers.patrol.barrel

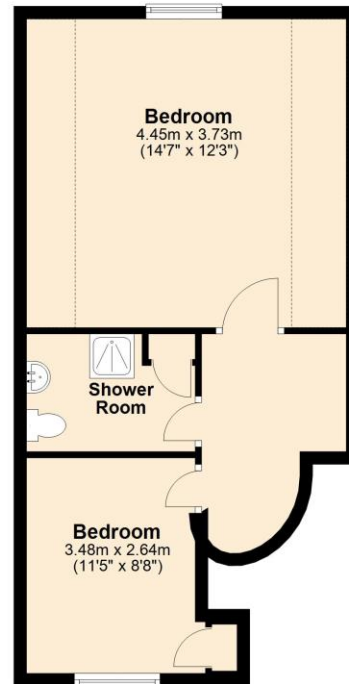
### Ground Floor

Approx. 53.2 sq. metres (573.1 sq. feet)



### First Floor

Approx. 39.1 sq. metres (420.5 sq. feet)



Total area: approx. 92.3 sq. metres (993.5 sq. feet)

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