



Gowers Farm,  
Low Road,  
Bunwell,  
NR16 1SD

Guide Price: £750,000- £775,000







- Striking Grade II thatched Cottage
- Parts dating back to Medieval times and 16<sup>th</sup> century
- 4 bedrooms
- Packed with features including Inglenook fireplaces
- Mature initial gardens (0.34 acre)
- Separate 0.7 acre available by separate negotiation
- Rural village location

### Location

Gowers Farm is located in a rural, edge of village spot, claimed to be *'the last house in Bunwell'* as you leave the village. The immediate position is close to undulating, Norfolk countryside, whilst the main village of Bunwell is roughly 2 miles away from the property. Bunwell is just off the B1113 which runs between New Buckenham and Norwich – and is roughly 14 miles from Norwich city centre and 6 miles from Wymondham. Wymondham is a South Norfolk market town steeped in heritage and known for its connection to Ketts Rebellion in 1549. The town hosts a variety of local amenities, pubs, cafes and restaurants, as well as offering primary and secondary schooling, alongside the renowned Wymondham College. There are also transport links to the A11 and rail connection to Norwich, Cambridge and London.







## The Property

With parts thought to date back to Medieval times (1408) and the 16th century, Gowers Farm is a special, Grade II listed property which holds a wealth of character, such as exposed timbers, beams and doors, sloping floorings and angled ceiling heights - all the charm you would wish for from a property of this ilk. The property has an inviting feel which runs throughout accommodation, with eye catching interest in every way you turn.

## Outside

The house is approached via a shingle driveway with double open cart lodge, which has a useful, secure store to the side. Formal gardens lead to various patio areas and several great places to perch and enjoy aspects of the garden. Across the lane is a separate parcel of grassland (0.7 acre) available by separate negotiation.

## Services

Mains electricity and water are connected. Oil fired central heating. Private drainage system.

## How to get there – What3words:

forehand.watch.believer

## Viewing

Strictly by appointment with TW Gaze.

## Tenure:

Freehold

## Council Tax Band: F

## Ref: 2/19414/RM

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Total area: approx. 159.5 sq. metres (1716.9 sq. feet)

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