

property details **approval form**

4 Hollingdale Court, The Green, Stalham, Norwich, Norfolk, England, NR12 9QA

Date: 07 July 2026

Property Ref and Version: NWS108758 - 0004



selling your home with us!



>> **let's get your property sold!**

After visiting your property we have compiled this document to show you all of the information we have gathered, including all images. We just need you to review this document to make sure everything we say in here is accurate before we officially begin marketing your home.

What is covered in this marketing approval form:

- | | |
|----------------------|---------------------|
| 1. Price | 5. Room Description |
| 2. Key Features | 6. Directions |
| 3. Short Description | 7. Property Images |
| 4. Long Description | 8. Floor Plan |

The information within this document will be used within our property particulars and on the internet; the format of how this information is displayed may be subject to change.

Your William H Brown office: 52 High Street, Stalham, NORWICH, Norfolk, NR12 9AS

T 01692 581034 **E** stalham@williamhbrown.co.uk

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>> **price**

£460,000

Tenure: Freehold

>> **key features**

- > Rare Property Type & Location
- > 5 Large Bedrooms
- > Open-plan Kitchen & Dining
- > Detached Double Garage
- > Beautiful Private Gardens
- > Oil Central Heating with New Boiler
- > Close to Stalham Town and The Broads
- > EPC Rating: D

>> **short description**

A stunning five-bedroom detached property, offering rare and generous accommodation between Stalham and Sutton. The property features large gardens, a spacious open-plan kitchen, a vast living room, multiple bedrooms and ample parking with a double garage. Beat the crowd and view today!

>> **long description**

Beautifully presented throughout, this well built and much loved five-bedroom detached chalet bungalow offers approximately 2400 square feet of well-organised accommodation.

Set up a private drive, located between the popular town of Stalham and the scenic village of Sutton, this property offers the best of all worlds. The spacious open-plan kitchen & dining room leads into a large conservatory looking out to the large and beautiful private gardens. The living room is vast, has at it's centrepiece a stunning brick fireplace, and includes full-length glazing, also leading into the conservatory.

The bedrooms are not only spacious, but plentiful, with 3 set on the ground floor and 2 located on the upper floor, which has previously been enjoyed as a family games room.

Parking is not a problem here either, boasting a large shingle driveway for multiple vehicles, along with a huge double garage, with separate up-and-over doors for each side.

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This property is a real hidden gem and a rare opportunity, to live in pure comfort and style, within a short walk from the conveniences of Stalham town or the peaceful Broads walks of Sutton & Hickling.

Call our friendly team at Stalham today to arrange a viewing at this incredibly well-maintained and loved family home.

>> **directions**

>> **Agent Note**

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>> **room description**

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>> **property images**



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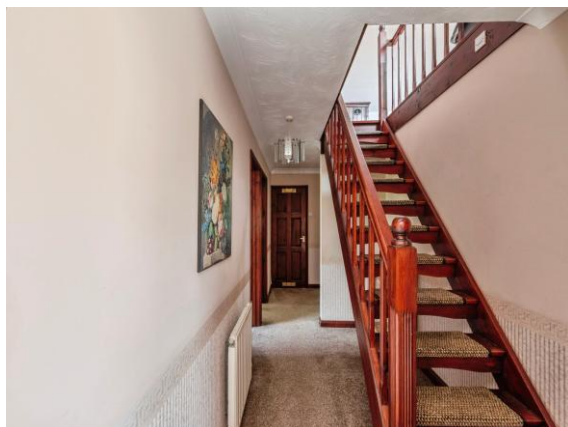
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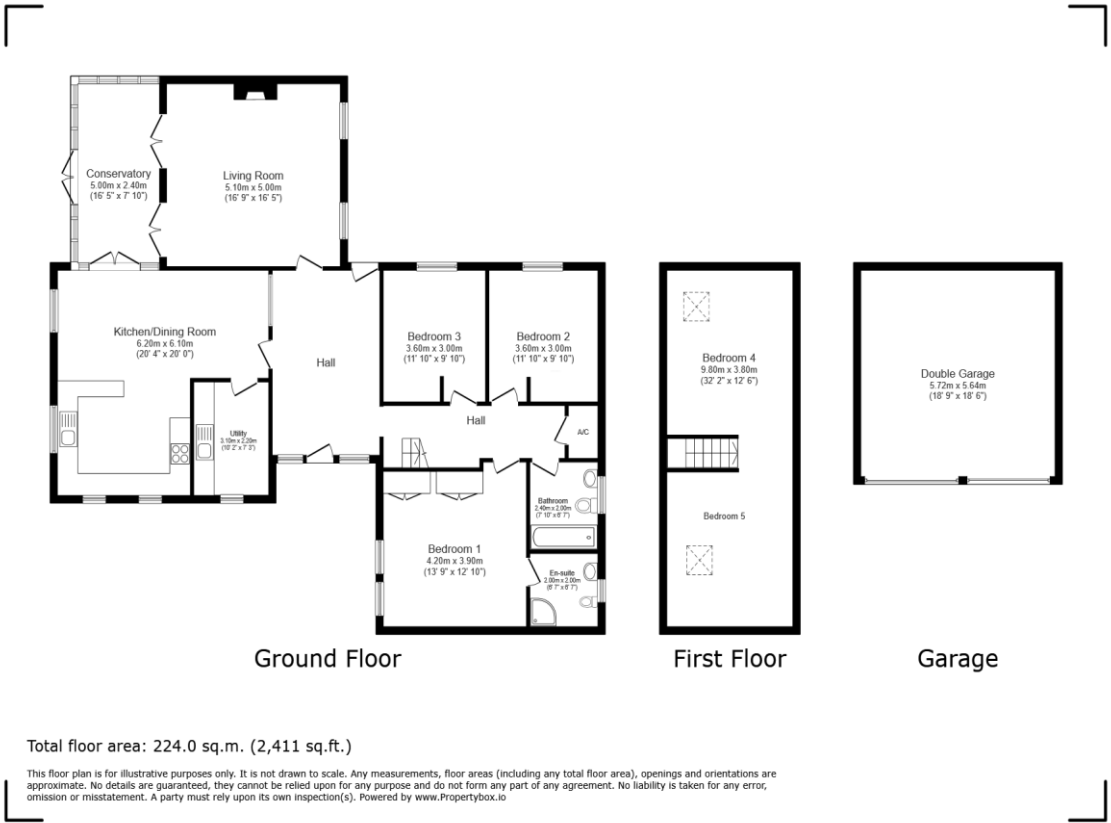
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>> floor plan



>> approval

	Signature	Date
Josh Robinson		
Mr R.C. Puddefoot		