

Mossy Bottom

Mossy Bottom is a superb, recently finished three bedroom, two bathroom luxury barn conversion sitting in an enviable position in the sought after coastal village of Salthouse, North Norfolk. Finished to the highest standard this fantastic property is within easy walking distance of the award winning pub and eatery 'The Dun Cow'; as well as the North Norfolk institution that is the bistro/cafe/seafood shop 'Cookies Crab Shed'. Also within walking distance are the picturesque beach and salt marsh (designated area of Special Scientific Interest and Area of Outstanding Natural Beauty), Salthouse and Kelling Heath's which have recently been awarded 'Dark Sky Discovery' status due to the lack of light pollution and so perfect for star gazing and the lovely little village shop that sells wonderful fresh local beef reared on Salthouse Salt Marsh.

From the gravel driveway one enters the barn's light hall way with its practical Norfolk Pamment tiled flooring. To the left of the hall is the good sized and extremely well kitted out which has excellent quality hand painted units beneath a granite work surface and all of the appliances you would expect on top including Tassimo coffee machine. It has a fully integrated dishwasher, large Samsung fridge/freezer and a brushed stainless steel, double oven range cooker. Just off the kitchen is the galley style utility room with separate washing machine and tumble drier also underneath granite work surface. The utility room also has a door that enters out in to the garden.

Through from the kitchen is the spectacular, large open plan sitting/dining room. In the center of this room is a huge brick chimney breast holding the wonderful double sided wood burner that serves both the sitting and dining areas. The dining room has a good sized table seating eight, the sitting area has two three seat sofas and a comfy arm chair arranged around the fire and large LED Samsung SMART T.V. which has FreeSat, Netflix (please note, you will need your own Netflix account to use this). Both the kitchen and sitting room have French doors that open on to the pretty front garden and the entire barn is opened up to the eaves giving a lovely sense of space.

To the right of the entrance hallway, an inner hall leads to the three ground floor double bedrooms and two bathrooms; the first two bedrooms both have zip and link beds so can be made up as either twins or king-size beds (please give 2 weeks notice on your decision) and both have plenty of built in storage for clothes. The large master bedroom has a king-size metal framed double bed and good sized en-suite shower room. This bedroom also has plenty of storage. The family bathroom is a good size and has a small bath with shower above.

Mossy Bottom has off road parking for two to three cars and a really lovely landscaped garden with a paved area for BBQ's and alfresco dining on summer's evenings. There is a shed for storage of bikes if required.

Accommodation

- Total Bedrooms x3
- Sleeps x6
- Kingsize beds x1
- Zip and link beds x2
- Reception rooms x3
- Ground floor bathrooms x2
- Total Bathrooms x2
- Ensuites x1
- Ground floor bedrooms x3

Equipment

- Washing machine
- Tumble dryer
- Iron & board
- Aired
- Large fridge freezer
- Microwave
- Dishwasher
- Free Wi-Fi
- Freeview/Freesat
- BluRay player
- Home Cinema
- Telephone

Property

- Views
- Garden furniture
- BBQ
- Fire - Woodburner
- Heating - Oil
- Parking x3 - Private
- Garden
- Children allowed
- Dogs allowed x2 (£25)

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