



A spacious semi-detached house situated within walking distance of the Market Place and offers a modern kitchen/breakfast room. The property has the additional benefit of an enclosed rear courtyard and one allocated parking.

Available: Beginning of February 2026

Furnishing: Part-furnished - contact the office for details.

Council Tax: Band B

No Smokers

No Pets

Damage Deposit: £1,029.00

Holding Deposit: £205.00

#### Directions

To find the property leave Reepham Market place in the direction of Booton. Take the first left-hand turning onto Ollands Road, followed by the first right-hand turning onto Malthouse Yard. The property will be found on the right-hand side with a 'To Let' board erected for ease of identification.

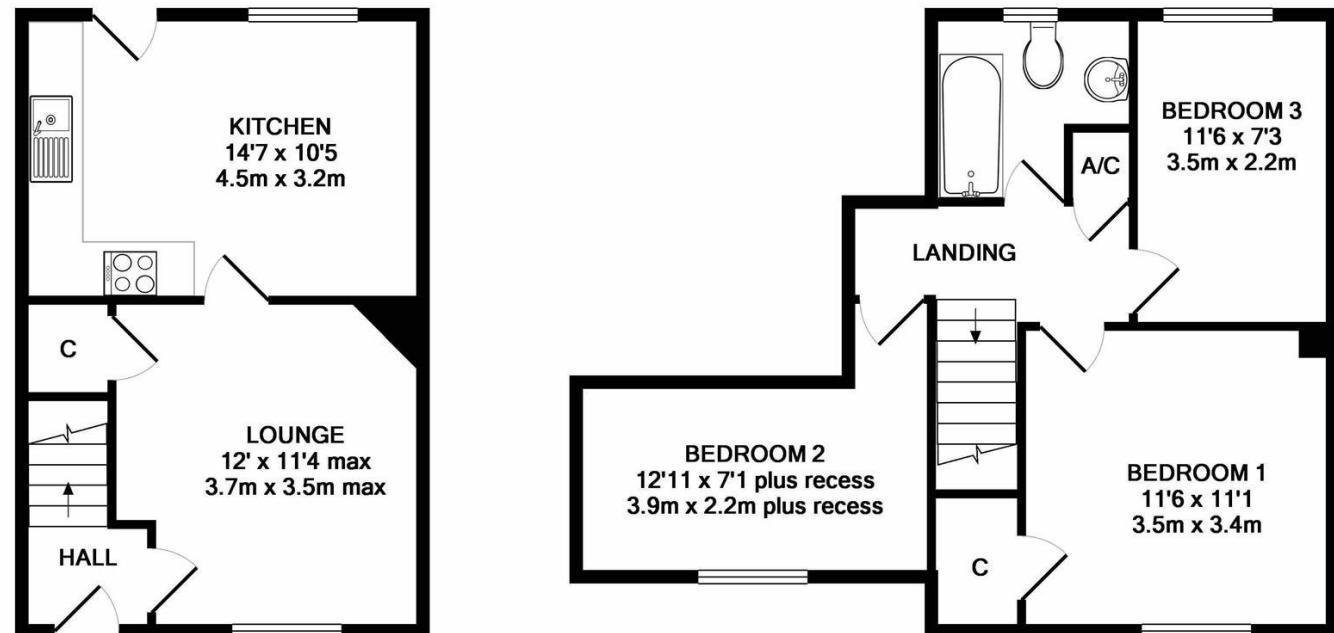
#### Situation

Reepham is a very popular small market town with excellent local shops, renowned secondary school and sixth form college together with many other amenities. The delightful North Norfolk coast and the market town of Holt are within easy driving distance.

EPC Rating: D/56

NB: Photos supplied are from previous tenancies and may be subject to change.

NB: Items left as gesture of goodwill to tenant will be dishwasher; washing machine; tumble dryer; fridge/freezer;



GROUND FLOOR  
APPROX. FLOOR  
AREA 325 SQ.FT.  
(30.2 SQ.M.)

1ST FLOOR  
APPROX. FLOOR  
AREA 438 SQ.FT.  
(40.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 763 SQ.FT. (70.9 SQ.M.)  
Measurements are approximate. Not to scale. Illustrative purposes only  
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#### Dereham Office

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PARSONS  
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