



276 Sundowner Holiday Park Newport Road

Hemsby, Great Yarmouth, NR29 4NW

Offers Over £30,000



Aldreds are pleased to offer this very well presented semi detached chalet on a sought after quiet site in this popular coastal village. The property offers a modern presentation throughout with accommodation comprising of an open plan kitchen/living room, two bedrooms and a shower room. Outside there are westerly facing communal gardens and nearby parking. The chalet also benefits from double glazed windows and is sold fully equipped with furnishings.



Living Room 11'9" x 11'6" (3.58 x 3.51)

Part double glazed uPVC entrance door to front, uPVC double glazed window to front aspect, meter storage cupboard, tv point and tv, new fitted carpet, electric radiator, three seater sofa and arm chair, table and chairs, open access to:

Kitchenette 8'3" x 5'5" (2.51 x 1.65)

Fitted with modern white gloss wall and matching base units with roll top work surfaces over, single drainer stainless steel sink unit, electric cooker, part tiled walls, tiled flooring, recess with washing machine and tumble dryer, fridge/freezer, microwave, double glazed window to rear aspect.

Bedroom 1 8'1" x 7'5" (2.46 x 2.26 (2.47 x 2.27))

Plus wardrobe cupboard, single bed, drawers, wall mount tv point and tv, double glazed window to front aspect, new fitted carpet.

Inner Lobby

Doors leading off to:

Bedroom 2 8'0" x 7'6" (2.44 x 2.29)

Plus storage recess with drawers, double glazed window to rear aspect, double bed, bedside cabinet.

Shower Room

Quadrant tiled shower cubicle with electric shower, vanity unit with inset wash basin, low level wc, mainly tiled walls, electric radiator, frosted double glazed window to rear aspect.

Outside

Immediately in front of the chalet is an area of paved patio which faces a westerly direction. The chalet sits in communal lawned grounds with parking nearby.

Tenure

Leasehold

99 years from 1st May 2016

Site charges for 2022 approximately £1686.76
(full breakdown on request)

Site opens from 1st March to 31st October.

Dogs Allowed

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

Hemsby is a coastal village approximately 7 miles north of Great Yarmouth. The tourist-based part of the village lies along Beach Road and is commonly known as Hemsby Beach. At the beach end of the road are a number of cafes, shops and amusement arcades, ten-pin bowling, bingo, a play area and many different machines. A variety of seaside-style cafes and restaurants are available, offering sit-down meals, take-away fish and chips and Chinese food. Fun fairs, crazy golf courses and children's rides also feature on a number of sites along the street.

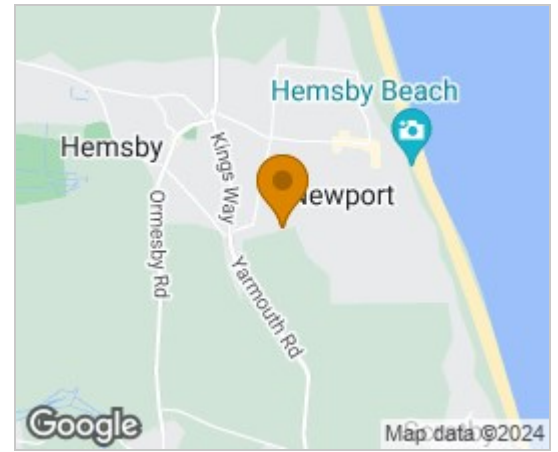
Directions

From the Yarmouth office head north along the A149 Caister Road, continue past the Yarmouth Stadium, at the roundabout turn left onto the Caister Bypass, continue over the next roundabout into Jack Chase Way, continue over the next roundabout into Scratby Road, continue into Yarmouth Road, turn right into Newport Road, continue towards the end of the road, turn right into Sundowner Holiday Park and continue past the reception building. Follow the road along the chalet can be found in a block on the left after a couple of hundred yards.

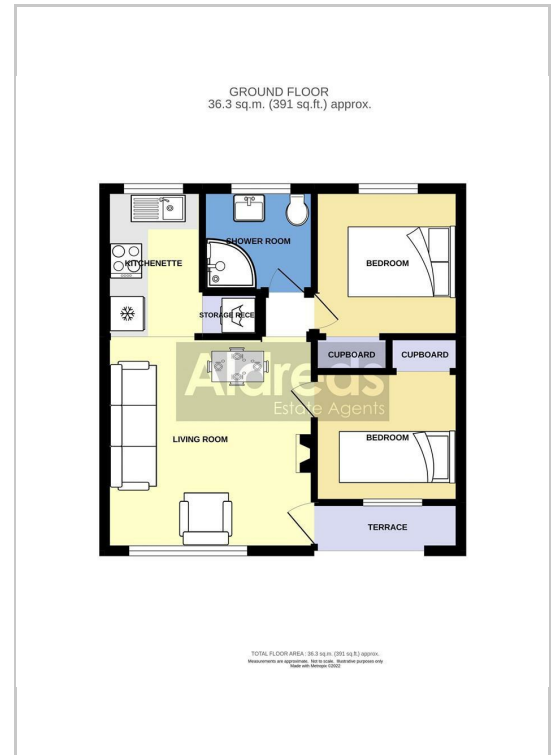
EPC Rating - F (33)

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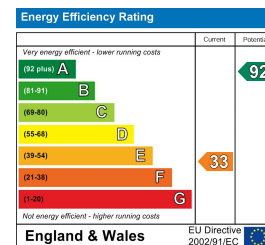
Area Map



Floor Plans



Energy Efficiency Graph



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17 Hall Quay, Great Yarmouth, Norfolk, NR30 1HJ

Tel: 01493 844891 Email: yarmouth@aldreds.co.uk <https://www.aldreds.co.uk/>

Registered in England Reg. No. 08945751 Registered Office: 66 North Quay, Great Yarmouth, Norfolk NR30 1HE Directors: Mark Duffield B.S.c. FRICS. Dan Crawley MNAEA Paul Lambert MNAEA