



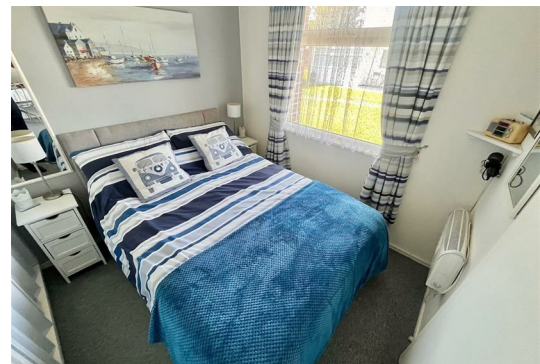
152 Sunbeach California Road

California, Great Yarmouth, NR29 3QN

£29,000



Aldreds are pleased to offer this very well presented mid terraced holiday chalet on a popular coastal village site with nearby amenities and located a short walk to the beach. The accommodation comprises of a living room, fitted kitchenette with appliances, two bedrooms and modern bathroom. The chalet benefits from a small patio terrace with a southerly aspect, communal gardens and double glazed windows. The property is being sold equipped with furnishings and an early viewing is recommended.



Living Room 11'9" x 11'5" (3.59 x 3.49)

Part double glazed pvc entrance door, double glazed window to front aspect, fitted carpet, electric panel heater, wall mount tv point, two 2 seater sofas, table and chairs, open access to:

Kitchenette 8'2" x 5'4" (2.49 x 1.63)

Fitted with a quality wood grain finish kitchen with wall and matching base units with grey work surfaces over, recess with electric cooker, single drainer one and a half bowl stainless steel sink, part tiled walls, wood effect vinyl flooring, double glazed window to rear aspect, recess with under counter fridge/freezer, built in airing cupboard housing the hot water heater.

Bedroom 1 8'1" x 8'0" (2.47 x 2.46)

Plus wardrobe storage recess, double glazed window to front aspect, double bed and bedside cabinets, fitted carpet, wall mounted electric panel heater.

Inner Lobby

Access to:

Bedroom 2 7'11" x 7'8" (2.42 x 2.35)

Plus wardrobe storage recess, double glazed window to rear aspect, fitted carpet, two single beds and bedside cabinet, wall mounted electric panel heater.

Bathroom

White suite comprising panel bath with electric shower fitting over, low level wc, vanity unit with inset wash basin, tiled walls, fitted carpet, frosted double glazed window to rear aspect, towel rail.

Outside

To the front of the chalet is a small covered terrace and beyond communal lawned grounds with nearby car parking. The chalet is nicely positioned in a quiet location and faces a southerly direction and is therefore very light and sunny.

Tenure

Leasehold.

60 years from 1996

Site fees for the year to 31st December 2023 = £2,357.21 (inc VAT)

Site open March to October

Dogs allowed if kept on a lead.

Services

Mains water, electric and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

California and Scratby are coastal villages approximately 5 miles north of Great Yarmouth. With sandy beaches backed by cliffs * Garden centre with general provisions store * First, Middle and High Schools are available in neighbouring village of Caister on Sea. Local bus services operate between the coastal villages and Great Yarmouth. California owes its name to the discovery of 16th century gold coins on the beach in 1848 at the same time as the Californian 'gold rush' was taking place in America. These lovely, quieter villages are great holiday spots bordering the sea, and ideal touring bases for Great Yarmouth, the Norfolk Broads and surrounding countryside.

Directions

Leave Yarmouth heading north along the A149 Caister Road, continue past the Yarmouth Stadium at the roundabout turn left onto the Caister Bypass at the next roundabout continue over into Jack Chase Way, at the Grange Hotel roundabout, take the second exit into Scratby Road, turn right just past the East Coast Family Restaurant into California Road, turn left into the Sunbeach Holiday Village and bear left in front of the reception building and follow the road around to the left car park where the chalet can be found in one of the blocks ahead of you.

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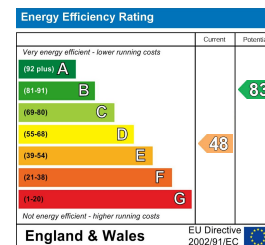
Area Map



Floor Plans



Energy Efficiency Graph



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