



62 California Sands Estate California Road

California, Great Yarmouth, NR29 3QL

£35,000



Aldreds are pleased to offer this very well presented, two bedroom end terrace holiday chalet situated in a pleasant south facing position on this popular coastal site. The property has undergone refurbishment including a new kitchen and shower room, pvc double glazed windows and is finished to a very good standard. The property is sold equipped with furnishings and offers an open plan kitchen/living room, two bedrooms and shower room and would make an ideal investment property.



Open Plan Living Area 11'9" x 11'4" (3.59 x 3.46)

Part double glazed pvc entrance door, double glazed window to front aspect, grey wood effect laminate flooring, power points, wall mount tv point, moulded fire surround with electric fire, sofa and armchairs, table and chairs, doors leading off, open plan access to:

Kitchen Area 8'6" x 5'4" (2.6 x 1.64)

Double glazed window to rear aspect, concealed cupboard housing the hot water cylinder with immersion heater, a range of modern fitted white white gloss kitchen units with granite effect work surface over, stainless steel sink and drainer with mixer tap, power points, built in electric oven and four ring ceramic hob, part tiled walls, recess with fridge/freezer, grey wood effect laminate flooring.

Bedroom 1

Double glazed window to front aspect, two single beds, grey wood effect laminate flooring.

Bedroom 2

Double glazed window to rear aspect, double bed, wardrobe, grey wood effect laminate flooring.

Shower Room

Walk in tiled shower cubicle with electric shower fitting, low level wc with concealed cistern, vanity unit with wash basin, tiled flooring, frosted double glazed window to rear aspect.

Outside

To the front of the property is a paved southerly facing terrace. Communal lawned grounds and parking.

Tenure

Leasehold - 80 Years Remaining

Fees for 2022 - £1,900 approx. Including ground rent.

Services

Mains water, electric and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

California, Scratby is a coastal village approximately 5 miles north of Great Yarmouth. It has a Sandy beach 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.

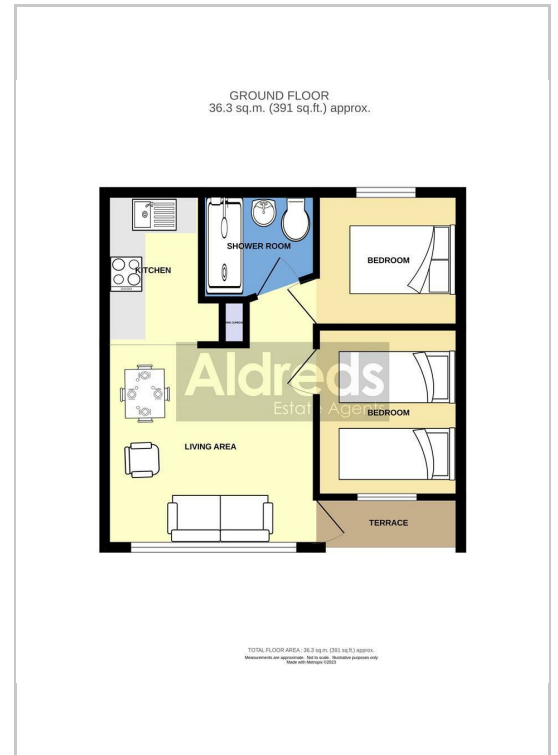
Directions

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 California Sands Chalet Park and follow the road around to the right and park in the first car park on the right where the chalet can be found east of the car park.

Area Map



Floor Plans



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