



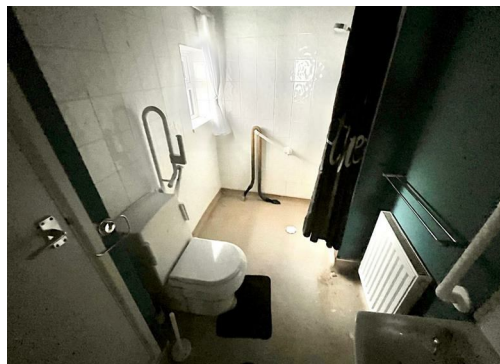
23 Caister Road

Great Yarmouth NR30 4DA

£110,000



Aldreds are pleased to offer this deceptively spacious mid terraced house in a popular location to the north of the town centre. The property requires further modernisation with accommodation comprising of a through lounge/dining room, kitchen, ground floor wet room, first floor landing with three separate bedrooms and a cloakroom. Outside there is a forecourt and rear garden. The property also benefits from double glazed windows and gas central heating. Offered chain free.



Lounge/Dining Room 24'8" x 11'5" (7.53 x 3.48)

Including the chimney breast and staircase to first floor with open under stairs recess, two radiators, pvc double glazed door and window to front aspect, cupboard housing the electric meter and fuse box, open access to:

Kitchen 11'6" x 5'4" (3.51 x 1.65)

Fitted wall and matching base kitchen units, single drainer sink unit, radiator, open access to:

Lobby

Glazed door to:

Covered Yard/Utility

With door to small rear yard with a gate to the rear.

Wet Room 8'11" x 5'5" (2.73 x 1.67)

Accessed from the kitchen with waterproof floor membrane and shower over, low level wc, pedestal wash basin, cupboard housing the gas boiler, frosted double glazed window to rear aspect.

First Floor Landing

Doors leading off to:

Bedroom 1 14'2" x 11'5" maximum (4.33 x 3.49 maximum)

Double glazed window to front aspect, access to the loft space, radiator, storage recess.

Bedroom 2 9'10" x 8'3" maximum (3.00 x 2.54 maximum)

Double glazed window to rear aspect, radiator.

Bedroom 3 12'1" x 5'6" (3.70 x 1.70)

Plus airing cupboard housing the hot water cylinder, two double glazed windows to rear aspect,, radiator, door to:

Cloakroom

Low level wc, wash basin, frosted double glazed window to rear aspect.

Outside

To the front of the property is a small walled forecourt. At the rear beyond the covered yard and small yard a gate leads to a rear service passageway with pedestrian right of access in favour of the adjoining property. Beyond the passage is a further enclosed west facing garden.

Tenure

Freehold

Services

Mains water, electric , gas and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Race Course * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

Directions

From the Yarmouth office head north along North Quay, continue over the roundabout, continue into Lawn Avenue, at the traffic lights turn right in to Caister Road where the property can be found on the right hand side.

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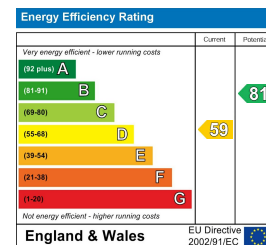
Area Map



Floor Plans



Energy Efficiency Graph



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