



87 Broadside Chalet Park

Stalham, NR12 9PN

£30,000



Aldreds are pleased to offer two bedroom holiday chalet situated in the sought after Broadside Chalet Park. Presented in almost original condition internally, this chalet would now benefit from a course internal modernisation and represents an excellent opportunity to acquire a chalet on this popular site with the scope to create your own interior. The Broadside Chalet Park offers well maintained communal lawned grounds, parking and an on-site clubhouse/restaurant with outdoor swimming pool (at extra annual cost) and childrens play area. Early viewing is highly recommended to appreciate this keenly priced chalet.



Open Plan Living/Kitchen 14'8" x 13'8" reducing to 8'11" (4.49m x 4.17m reducing to 2.72m)

Entrance door, full width front facing window, power points, doors leading off;

Kitchen Area

With a range of fitted original units, stainless steel sink, power points, electric cooker point, obscure glazed window.

Bedroom 1 8'7" x 6'9" (2.63m x 2.08m)

Window to side aspect, cupboard housing electric meter and hot water cylinder.

Bedroom 2 8'7" x 9'10" (2.63m x 3m)

Window to side aspect, built-in wardrobe, shelving.

Bathroom

Rear facing obscure glazed window, hand wash basin, panelled bath, door giving access to;

Separate W.C.

Obscure glazed window, low level w.c.

Outside

The chalet sits in well maintained communal lawned grounds with on site parking available. The Broadside Chalet Park offers an outdoor swimming pool (at extra annual cost), children's play area and a restaurant/club house.

Tenure

Leasehold - the remainder of a 99 year lease which began in 1987. The service charges for 2023 are a total of £1,425.11 including VAT. There is an additional (optional) charge of £210.00 plus VAT for the swimming pool.

The chalet site opens fully from 1st March to 31st October. Out of season, you are able to use your chalet from Friday lunchtime to Monday lunchtime.

Council Tax

North Norfolk District Council - Band: A.

Services

Mains water, electric and drainage.

Energy Performance Certificate (EPC)

EPC Rating: to be confirmed.

Location

Stalham is a popular Broadland Town on the upper reaches of the River Ant, with its own range of facilities, which include a public staithe, health centre, schools, library, post office, Tesco supermarket and a variety of High Street shops and food outlets.

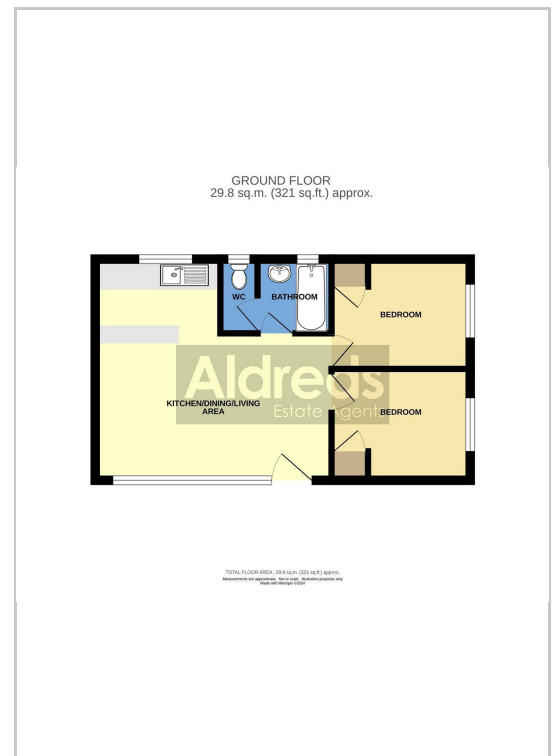
Reference

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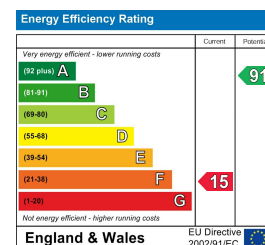
Area Map



Floor Plans



Energy Efficiency Graph



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