



THE STORY OF

# 4 Andrews Place

*Hunstanton, Norfolk*

SOWERBYS





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# 4 Andrews Place

Hunstanton, Norfolk  
PE36 5PD

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Detached Two Bedroom Bungalow

Distant Sea Views from the Sitting  
Room, Sun Room and Garden

Modern Kitchen/Dining Room

Spacious Bathroom

South Facing Garden

Patio and Decking Area

Driveway and Garage

Recently Professionally Decorated Throughout

No Onward Chain

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**SOWERBYS HUNSTANTON OFFICE**

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This charming two-bedroom detached bungalow is situated on a sought-after estate, just a short distance from the bustling seafront and local amenities of Hunstanton, offering a perfect blend of comfort and convenience.

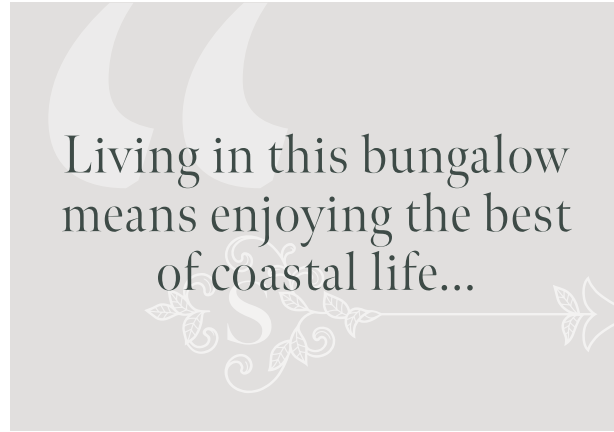
The heart of the home is the modern kitchen/dining room, which is both practical and aesthetically pleasing, providing ample space for cooking and dining. Adjacent to the dining room is a delightful sunroom, where you can unwind in natural light and look out over the garden or enjoy the distant sea views, making it an ideal spot for morning coffee or reading.

The property offers two spacious double bedrooms. The generous bathroom features contemporary fixtures and multiple storage cupboards.

The south-facing rear garden ensures plenty of natural light throughout the day, making it perfect for gardening enthusiasts or those who simply enjoy outdoor living. It's a tranquil space, enhanced by distant sea views. The property also offers ample off-street parking, including a driveway leading to a single garage, providing secure and convenient storage.

Living in this bungalow means enjoying the best of coastal life, with the seafront and a variety of amenities just a short stroll away. It is an ideal home for those seeking a relaxed seaside lifestyle with all the conveniences of modern living.









Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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# Hunstanton

A VICTORIAN TOWN WITH  
WORLD-FAMOUS CLIFFS

Who wouldn't want a place by the sea? Hunstanton, a traditional, unspoilt coastal town, is perfect for a beach walk and a fish and chip supper. For residents, this Victorian gem offers even more.

Founded in 1846 by Henry Le Strange as a Victorian Gothic bathing resort, Hunstanton thrived with the railway from King's Lynn, becoming a top day-trip destination. Today, holidaymakers flock to Searles Leisure Resort, enjoy boat trips on the Wash Monster, fairground rides, and traditional arcades. The Princess Theatre, renamed in the 80s for Lady Diana Spencer, hosts live performances, films, and seasonal pantos. Golf enthusiasts can play mini-golf, pitch & putt, and the renowned Links course in Old Hunstanton.

Facing west across The Wash, "Sunny Hunny" is famous for its sunsets. Summer evenings are perfect for watching the sun set from the green, beach, or Victorian squares. Impressive Victorian and Edwardian properties line these squares, alongside contemporary homes, apartments, and senior living accommodations. Education options include a primary and secondary school (Smithdon High, a Grade II listed building), and Glebe House School, a co-educational prep school. Amenities feature a GP surgery, post office, leisure pool, and gym at The Oasis, overlooking the sea.

Local shopping includes Tesco, Sainsbury's, and a Lidl nearby in Heacham, along with a fantastic local greengrocer and award-winning deli. Dining options range from full English breakfasts to afternoon tea at Berni Beans and relaxing at wine bar Chives.

Hunstanton attracts young families, professionals, and retirees seeking a slower pace of life. Discover why this charming town is the perfect coastal retreat.



*Note from Sowerbys*



“...an ideal home for those seeking a relaxed seaside lifestyle with all the conveniences of modern living.”



## SERVICES CONNECTED

Mains water, electricity and drainage. Gas central heating.

## COUNCIL TAX

Band D.

## ENERGY EFFICIENCY RATING

C. Ref:- 9734-8224-4300-0282-7226

To retrieve the Energy Performance Certificate for this property please visit <https://find-energy-certificate.digital.communities.gov.uk/find-a-certificate/search-by-reference-number> and enter in the reference number above. Alternatively, the full certificate can be obtained through Sowerbys.

## TENURE

Freehold.

## LOCATION

What3words: ///quirky.annual.seated

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# SOWERBYS

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