



10 Hemsby Road, Martham

£285,000 Freehold

Situated in a central village location, this modern and spacious 4-bedroom detached house presents a wonderful opportunity for those seeking a well-connected property that offers ample living space and contemporary comforts. Boasting a convenient position within reach of local amenities, this detached home provides a desirable lifestyle for families or those looking for a peaceful retreat.

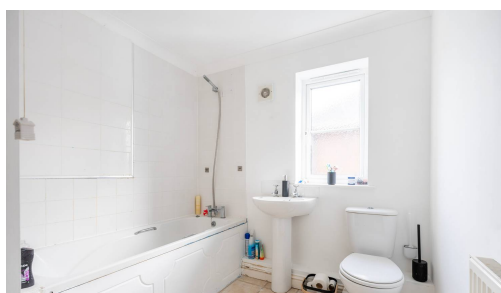
Location

Nestled in the charming village of Martham, Hemsby Road offers a peaceful and picturesque setting just a short distance from Norfolk's renowned coastline. This delightful property benefits from the tranquillity of rural living while still being well-connected to essential amenities. Martham itself boasts a range of local conveniences, including shops, schools, and scenic walking trails around the Martham Broads. For beach lovers, the popular Hemsby Beach and Winterton-on-Sea are just a short drive away, perfect for enjoying the unspoiled beauty of Norfolk's sandy shores. With excellent road links to nearby towns like Great Yarmouth and Norwich, this location strikes an ideal balance between countryside serenity and modern convenience.



Hemsby Road

Upon entering the property, you are greeted by a spacious entrance hall that leads to the well-proportioned living room with box bay windows to the front, a ground-floor bathroom, and the heart of the home, the open-plan kitchen/dining room. The kitchen/dining room is a focal point of the property, offering a stylish and functional space for both cooking and entertaining.



The kitchen is generously equipped with a range of wall and base units, stainless steel appliances, and a breakfast bar, while the dining area provides ample space for family meals or social gatherings. Accessible from the kitchen/dining room is the utility room as well as a sunlight conservatory, creating a bright and inviting space to relax or enjoy views of the enclosed gardens.

Moving upstairs, the property features four bedrooms, including a principal bedroom with its own en-suite bathroom. Each bedroom is well-appointed and offers versatility for various needs, with the fourth bedroom presenting an adaptable space for personalisation or as a guest room. The family bathroom features a modern white suite with sleek finishes, providing a comfortable and contemporary bathing experience for residents.

Externally, the property benefits from an enclosed garden area to the front and rear, offering privacy and outdoor space for relaxation or recreation. Complete with off-road parking options via the driveway and garage, this property ensures practicality and convenience for residents with vehicles. The outdoor areas are laid out thoughtfully with paved pathways, decorative elements, and a patio seating area for outdoor enjoyment.

Agents Notes

We understand this property will be sold freehold, connected to mains water, electricity, and drainage.

Council Tax band: D

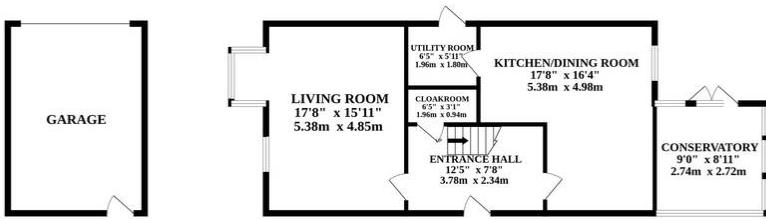
Tenure: Freehold

EPC Energy Efficiency Rating: C

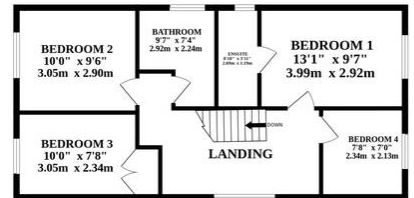
EPC Environmental Impact Rating: D



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. 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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