



THE STORY OF

25 Burlington Place

Sheringham, Norfolk

SOWERBYS



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25 Burlington Place

1 The Esplanade, Sheringham, Norfolk
NR26 8LG

Stunning Third-Floor Apartment
with Panoramic Sea Views

Three Generous Double Bedrooms,
Each with an En-Suite

Additional Family Bathroom with a Relaxing Bath

Spacious Sitting Room With Double
Doors To A Northern Balcony

South-Facing Balcony Accessible
From All Bedrooms

Modern Kitchen with a Separate Utility Room

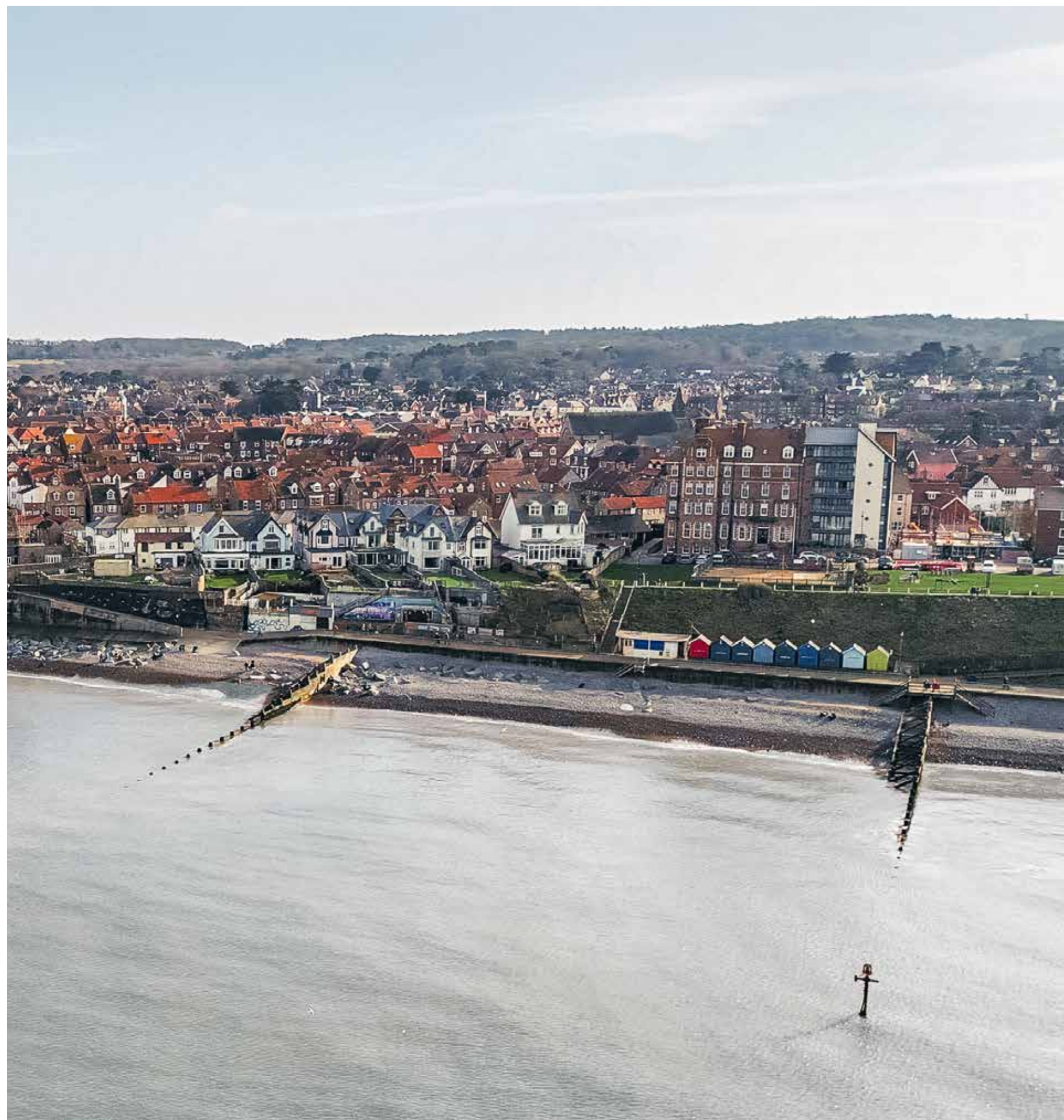
Lift Access to the Underground Garage
with Private Parking and Storage

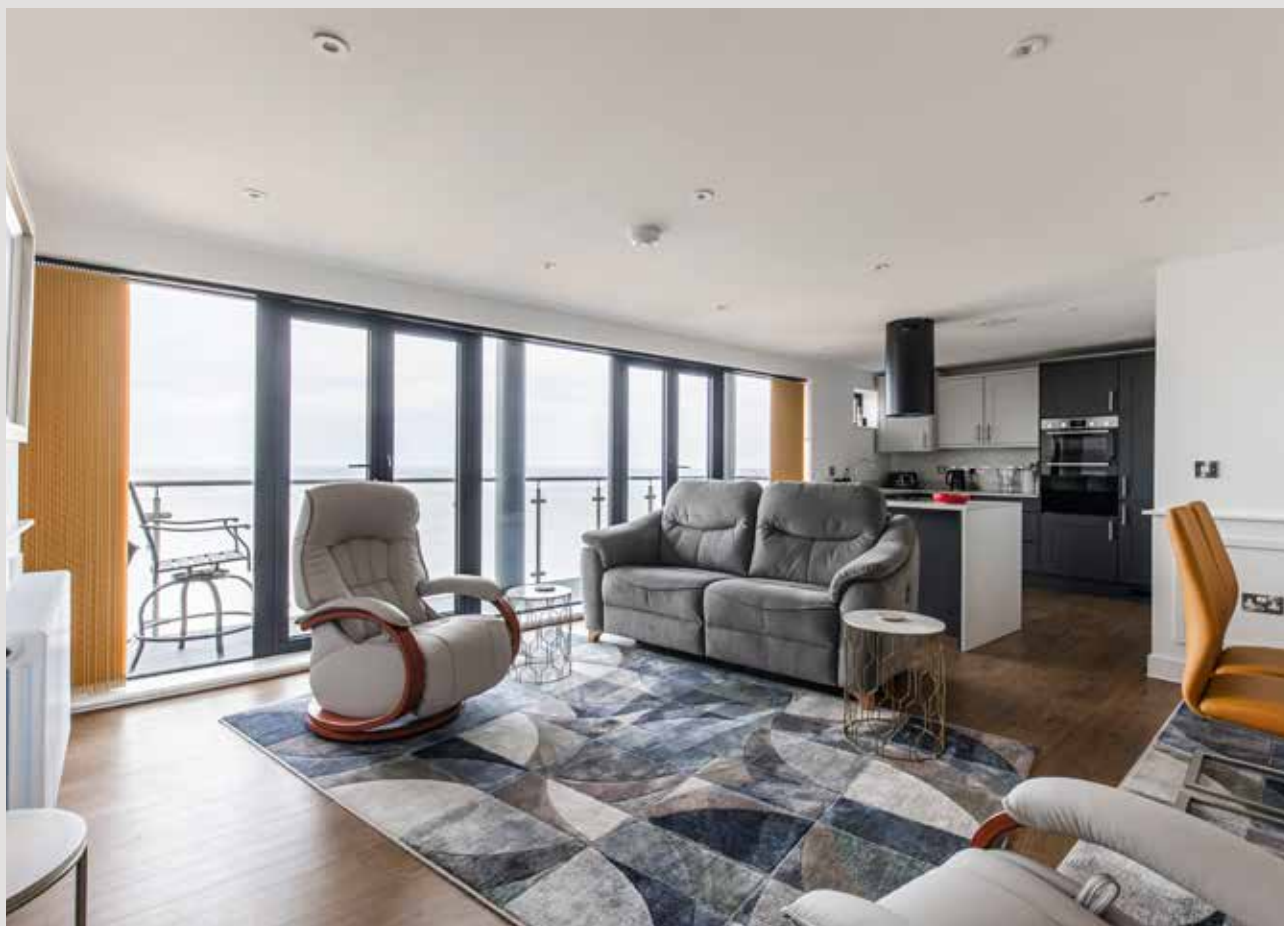
Prime Location on the Esplanade,
Just a Short Walk to the High Street

SOWERBYS HOLT OFFICE

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Perched atop the striking modern extension of the Burlington Hotel, 25 Burlington Place is an exceptional third-floor apartment offering breath-taking panoramic views across Sheringham's stunning coastline.

Perfectly positioned on The Esplanade, this prestigious residence blends historic charm with contemporary luxury, echoing the natural beauty of its surroundings. With Sheringham's vibrant high street just a short stroll away, residents can enjoy the convenience of coastal town living while relishing the tranquillity of their elevated sanctuary.

“This has been a lovely holiday home with an incredible location and super views.”

Inside, the apartment is elegantly appointed. Flooded with natural light, the sitting room opens onto the northern balcony through two sets of double doors, inviting in the mesmerising coastal scenery.

A modern kitchen is complemented by a dedicated utility room, providing practicality and ample storage, making everyday tasks effortless. Designed for seamless living, every detail of this home exudes sophistication and functionality.



The southern balcony of this home stretches the length of the three bedrooms and presents a stunning contrast to its northern counterpart with its sun-drenched views over Sheringham's charming townscape.

The three bedrooms are impressively spacious doubles, each with their own en-suite shower room, ensuring both privacy and comfort. Additionally, a well-appointed family bathroom offers a luxurious space to unwind with a soothing bath after a day spent exploring the coast.

Convenience is paramount, with a lift granting easy access from the apartment to the ground floor and also to the underground garage, where a generous private parking space accommodates both a vehicle and additional storage.

25 Burlington Place is more than a home; it is a remarkable retreat, where luxury meets an awe-inspiring coastal backdrop.





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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Sheringham

ALL ABOARD TO THE SUBLIME
SEASIDE

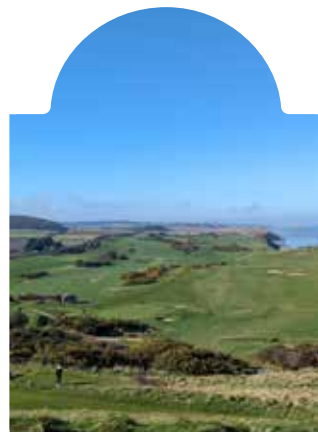
Sheringham, a traditional seaside town, blends history with vibrant community life. Established around 900 AD by a Viking warlord, it evolved into a bustling farming and fishing town. The arrival of the railway in the 19th century transformed Sheringham, fostering a mix of architectural styles that still charm today.

The town boasts a thriving high street with independent shops and tourist spots. Nearby, the North Norfolk Railway offers nostalgic steam and diesel train rides to Holt. Down at the Blue Flag beach, visitors enjoy stone-skimming and coastal views.

Sheringham's heritage shines at The Mo museum, featuring retired lifeboats and insights into the Sheringham Shoal Offshore Wind Farm. The Sheringham Little Theatre, a local gem, hosts renowned actors and vibrant seasonal shows, while The Hub offers a cozy community café atmosphere.

The town celebrates its Viking roots with annual themed events, including a Crab and Lobster Festival with Cromer and a lively August carnival. Nature lovers can escape to Beeston Bump for stunning coastal panoramas or explore Repton Walk in Sheringham Park for sweeping countryside views.

Sheringham is not just a town but a vibrant community nestled between sea and countryside, offering a perfect blend of heritage, nature, and coastal charm.



Note from Sowerbys



“Accessibility is great here with the Burlington Place lift taking you all the way to the underground car park.”



SERVICES CONNECTED

Mains water, electricity, gas, and drainage. Gas-fired central heating.

COUNCIL TAX

Band E.

ENERGY EFFICIENCY RATING

B. Ref:- 8400-0580-0032-8194-3473

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

Leasehold with 248 years remaining.

No ground rent and a last service charge bill of £1,367.42.

LOCATION

What3words: ///times.growth.pancake

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SOWERBYS

We are proudly supporting these Norfolk charities by organising and participating in events throughout 2025, along with making a donation for every home we sell.



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