



129 Sundowner Newport Road

Hemsby, NR29 4NW

Guide Price £20,000-£25,000





## 129 Sundowner Newport

Aldreds are pleased to offer this well presented mid terraced holiday chalet situated on this quiet popular coastal village site located in the Newport area of Hemsby. The chalet offers accommodation including living room, kitchenette, two bedrooms and bathroom. The property benefits from uPVC sealed unit double glazed windows and is being sold with furnishings. Outside there are communal lawned gardens with a westerly facing aspect and nearby car parking.

### Living Room

11'8" x 11'6" (3.58 x 3.51)

Part double glazed PVC entrance door, double glazed window to front aspect, wood effect vinyl flooring, meter storage cupboard, wall mount tv point, two sofas, table and chairs, open access to:

### Kitchenette

8'2" x 5'4" (2.51 x 1.65)

Fitted with a modern white fitted kitchen with matching wall and base units with roll top work surfaces over, single drainer stainless steel sink unit, recess with electric cooker, part tiled walls, wood effect vinyl flooring, recess with fridge/freezer, double glazed window to rear aspect, built in cupboard housing the hot water cylinder.

### Bedroom 1

8'0" x 7'4" (2.46 x 2.26)

Plus built in wardrobe cupboard with sliding doors, double glazed window to front aspect, wood effect vinyl flooring, double bed, bedside cabinets, electric panel heater.

### Inner Lobby

Wood effect vinyl flooring, doors leading to:

### Bedroom 2

8'0" x 7'6" (2.44 x 2.29)

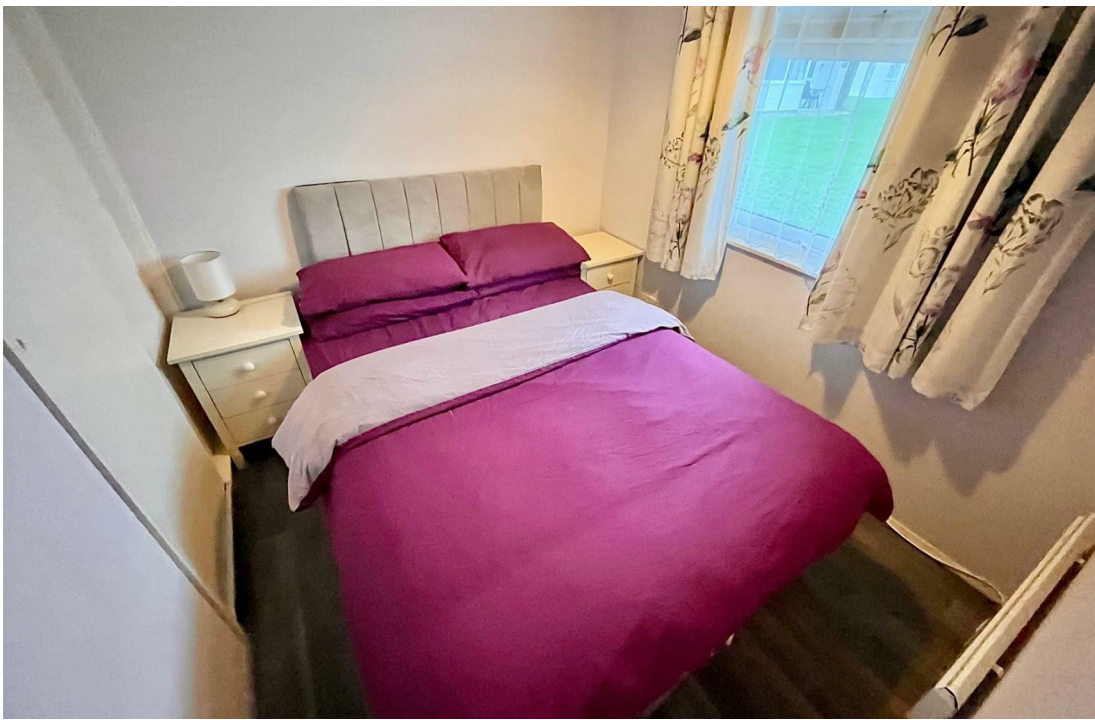
Plus wardrobe cupboard with sliding doors, triple bunk bed, double glazed window to rear aspect, wood effect vinyl flooring.

### Bathroom

White suite comprising panelled bath with electric shower over, pedestal wash basin, low level wc, part tiled walls, frosted double glazed window to rear aspect, wood effect vinyl flooring.







### Outside

Immediately in front of the chalet is an area of paved patio which faces a westerly direction. The chalet sits in communal lawned grounds with parking nearby.

### Tenure

Leasehold. Commenced 16th May 2001 for 92 years - 68 years remaining

Ground rent and Maintenance charges for 2024 - £2000 approximately

Site opens from 1st March to 31st October.

Dogs are allowed on the site.

### Services

Mains water, electric and drainage.

### Location

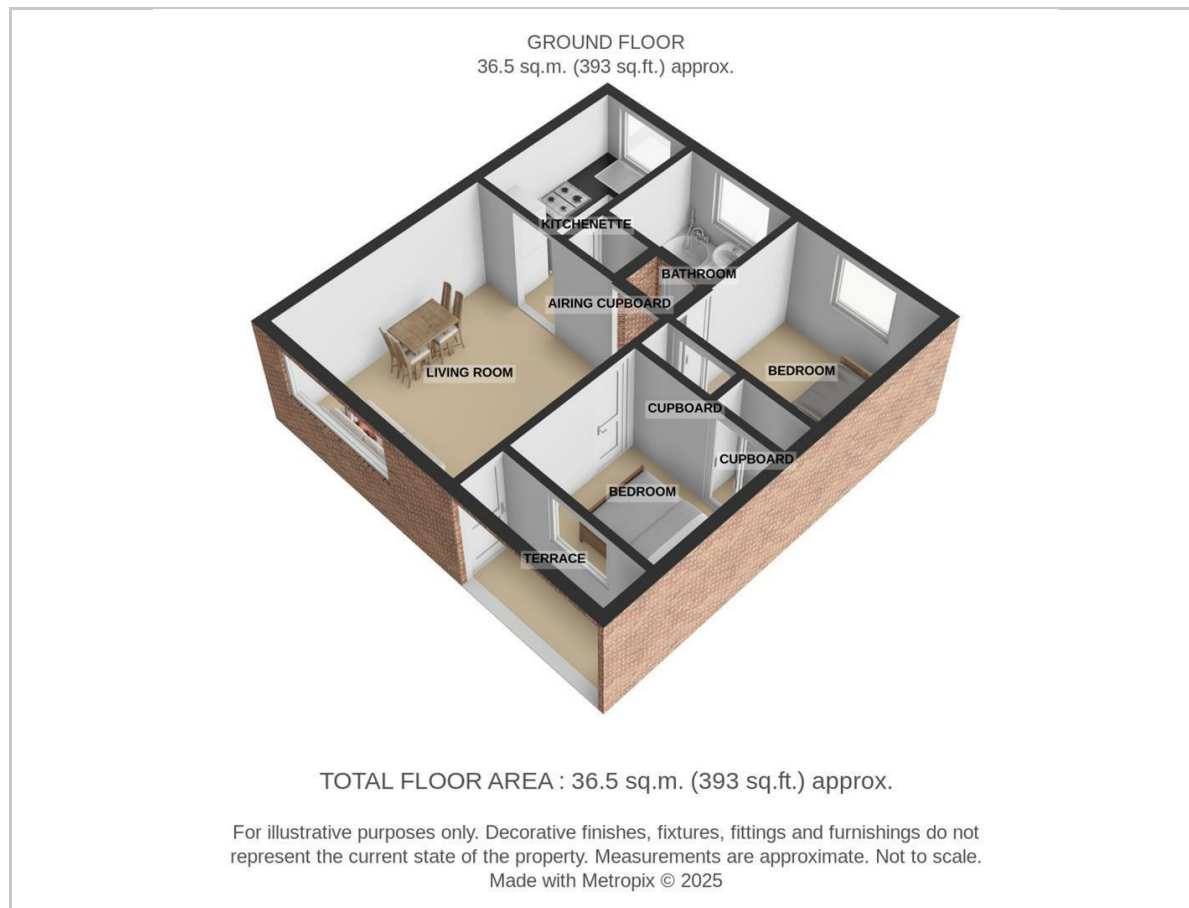
Hemsby is a coastal village approximately 7 miles north of Great Yarmouth. The tourist-based part of the village lies along Beach Road and is commonly known as Hemsby Beach. At the beach end of the road are a number of cafes, shops and amusement arcades, ten-pin bowling, bingo, a play area and many different machines. A variety of seaside-style cafes and restaurants are available, offering sit-down meals, take-away fish and chips and Chinese food. Fun fairs, crazy golf courses and children's rides also feature on a number of sites along the street.

### Directions

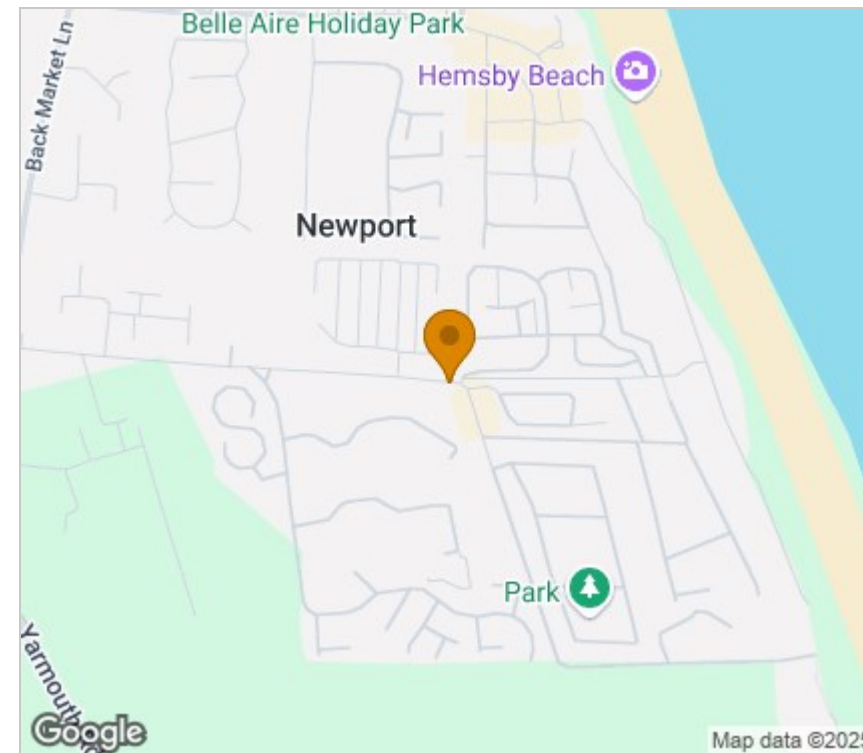
From the Yarmouth office head north along the A149 Caister Road, continue past the Yarmouth Stadium, at the roundabout turn left onto the Caister Bypass, continue over the next roundabout into Jack Chase Way, continue over the next roundabout into Scratby Road, continue into Yarmouth Road, turn right into Newport Road, continue towards the end of the road, turn right into Sundowner Holiday Park, continue along the access road passing the site office on the left hand side, and take the second turning on the left where the chalet can be found on the left hand side after a short distance.

Ref: Y12334/2/25

## Floor Plan



## Area Map



## Energy Efficiency Graph

## Viewing

Please contact our Aldreds Great Yarmouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

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