

Aldreds
Estate Agents

220 California Sands Estate California Road

California, Great Yarmouth, NR29 3QL

£45,000



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FREEHOLD Situated on a popular coastal village site with onsite amenities including a swimming pool, Aldreds are pleased to offer this well presented end terraced holiday chalet. The accommodation comprises of a lounge/kitchen, two bedrooms and a shower room. Outside there are communal gardens and nearby parking. The property also has the benefit of double glazed window has been recently renovated and would offer a superb investment with low running costs.

Lounge/Kitchen

19'8" max 14'2" min x 11'7" max 5'4" min (6 max 4.33 min x 3.55 max 1.63 min)

Door to front, double glazed window to front aspect, double glazed window to rear aspect, base units with worktops, part tiled walls, electric hob, electric oven, sink with drainer, part tiled walls

Shower Room

5'10" x 5'2" (1.8 x 1.6)

Shower in cubicle, low level WC, hand basin

Bedroom 1

11'5" max x 7'10" (3.5 max x 2.4)

Double glazed window to front aspect

Bedroom 2

9'6" max x 7'10" (2.92 max x 2.4)

Double glazed window to rear aspect

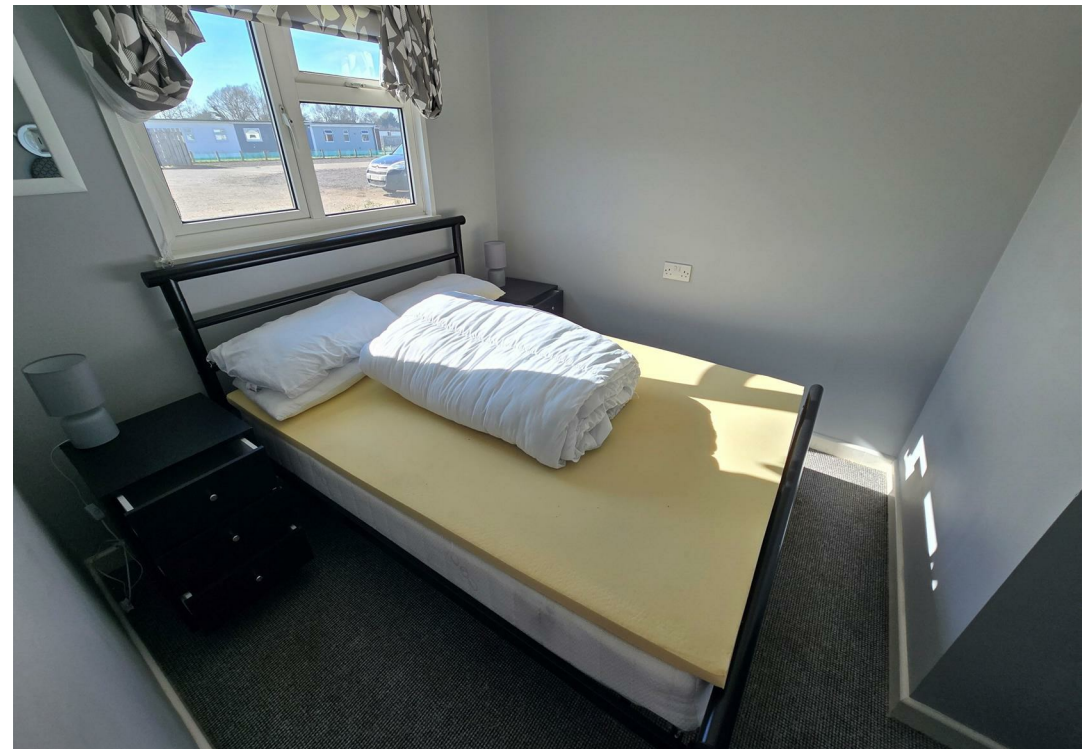
Outside

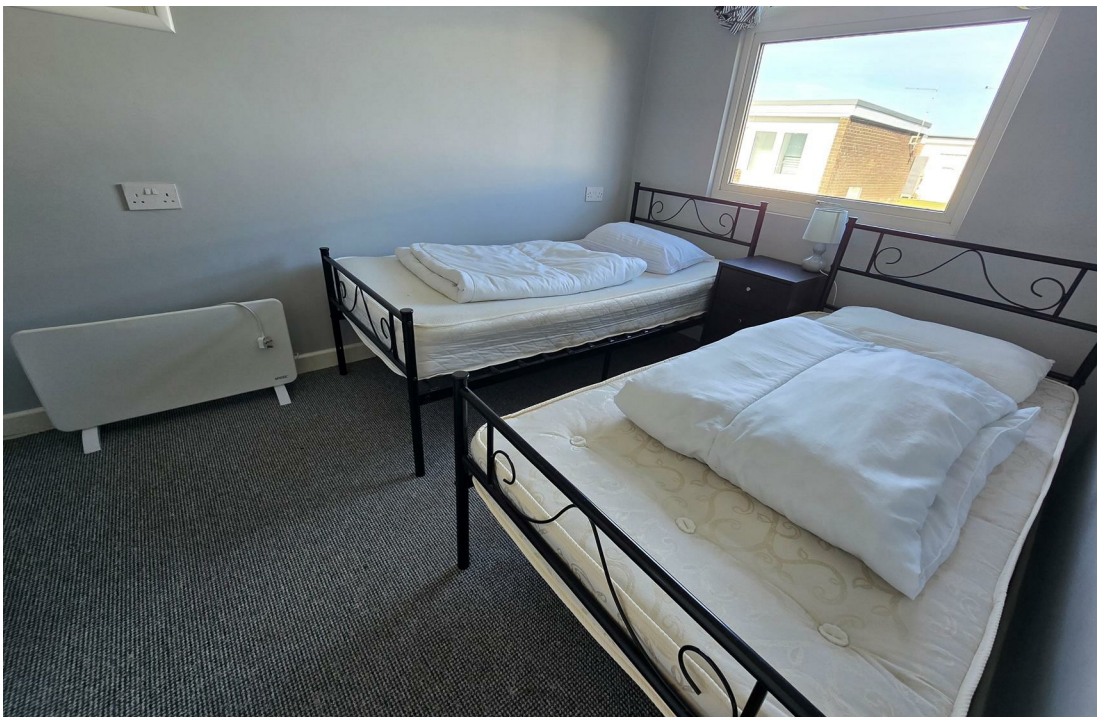
Communal gardens and parking

Tenure

Freehold

Site fees for 2025 - Approx £1500 including VAT including water and sewerage charge





Services

Mains water, electricity, drainage

Council Tax

Band A

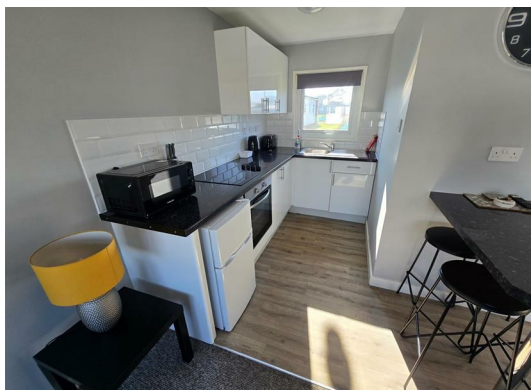
Location

California, Scratby is a coastal village approximately 5 miles north of Great Yarmouth. It has a Sandy beach backed by cliffs * Garden centre with general provisions store * First, Middle and High Schools are available in neighbouring village of Caister on Sea. Local bus services operate between the coastal villages and Great Yarmouth.

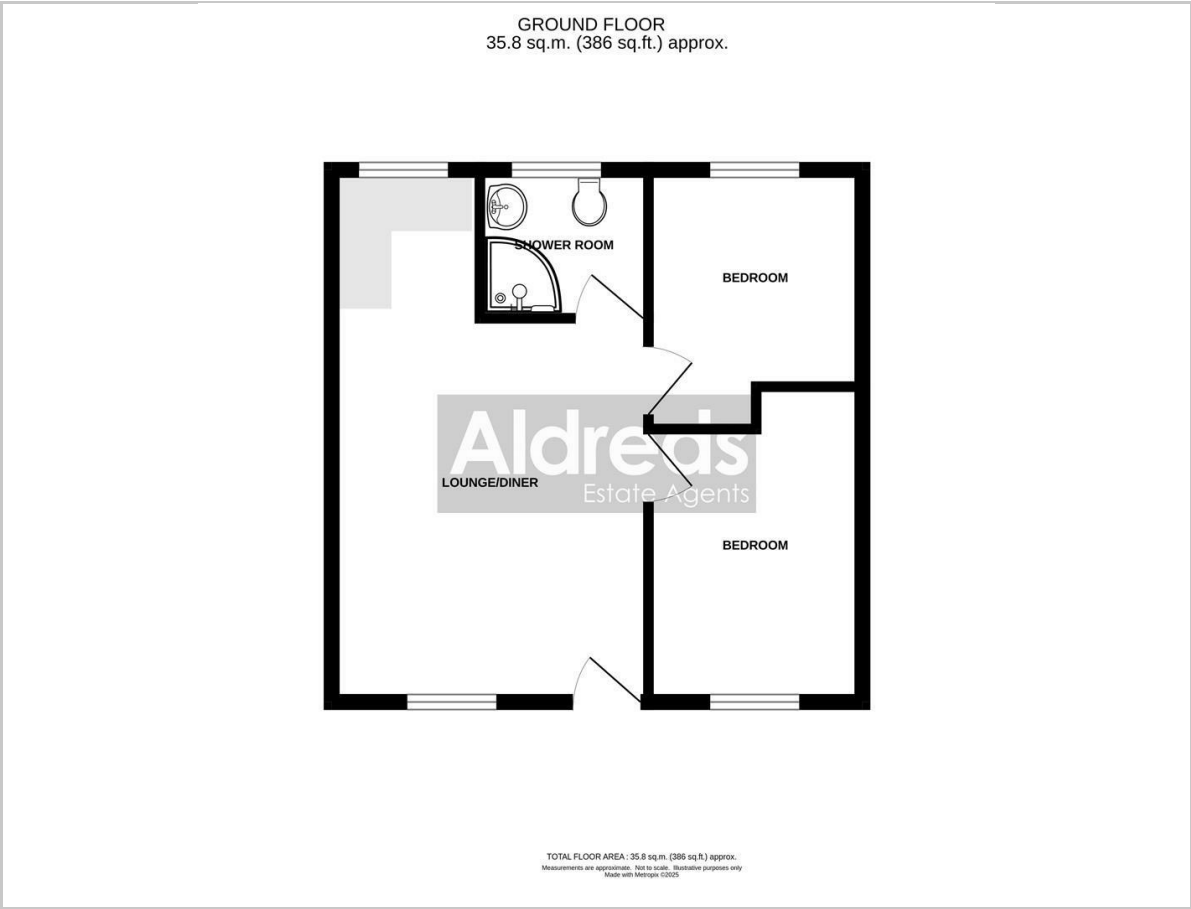
Directions

From Yarmouth proceed North along the A149 Caister Road, past the Yarmouth Stadium, at the roundabout take the left hand exit onto the Caister Bypass, continue over the next roundabout onto the single carriageway of the Caister Bypass, at the Grange Hotel roundabout take the second exit and follow the Coast Road to the former Wheelstop Restaurant, turn right into California Road, continue for approximately one third of a mile, turn first left in to the California Sands chalet site.

Ref Y12351/03/25



Floor Plan



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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Area Map



Energy Efficiency Graph

