

Aldreds
Estate Agents

77 Nelson Road Central

Great Yarmouth, NR30 3BP

£90,000



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Aldreds are pleased to offer this end terraced house that would make an ideal investment property or first home purchase with accommodation comprising of a living room, kitchen, rear lobby and ground floor bathroom. On the first floor a landing serves two double bedrooms. Outside there is a small rear yard. The property also benefits from gas central heating, double glazed windows and is in a convenient location for the sea front and local amenities.

Living Room

19'2" x 10'4" (5.85 x 3.16)

Including the stairs to first floor and chimney breast, wood panelled entrance door, double glazed window to front aspect, radiator, access to:

Kitchen

10'10" maximum x 8'6" maximum (3.31 maximum x 2.60 maximum)

Fitted wall and base units with work surfaces over, electric cooker point, part tiled walls, single drainer sink unit, double glazed window to side aspect, access to:

Rear Lobby

Door to rear, door to:

Bathroom

10'11" x 4'11" maximum (3.33 x 1.52 maximum)

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

First Floor Small Landing

Doors leading off to:

Bedroom 1

10'2" x 8'4" (3.12 x 2.55)

Including the chimney breast plus double wardrobe cupboard, double glazed window to front aspect, radiator.

Bedroom 2

7'10" x 7'6" (2.39 x 2.31)

Double glazed window to rear aspect, radiator.

Outside

To the rear is a small yard.

Agents Note

Although the property is currently tenanted the tenants have been given the appropriate notice to leave the property but could be kept on if required. At present the current monthly rent is £530 pcm.

Tenure

Freehold

Services

Mains water, electric, gas and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

Great Yarmouth is the largest resort on the East Norfolk coast with its Historic Market Place and varied selection of shops. The town has a busy port and the rivers Yare and Bure give access to the Norfolk Broads. There are Museums * Race Course * Greyhound Stadium * Schools for all ages * District Hospital approximately 5 miles south. Bus and rail services connect with Norwich.

Directions

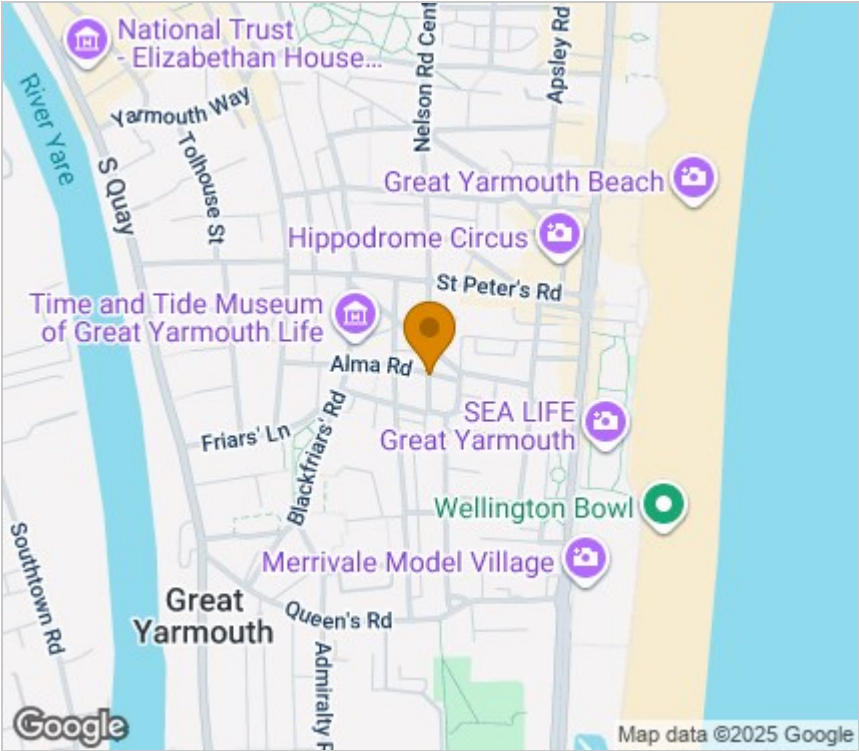
From the Yarmouth office head south along South Quay, turn left into Nottingham Way, turn right and immediately left into St Peters Road, turn left into Nelson Road Central and continue along and where the road bends left continue straight ahead where the property can be found immediately on the right hand side.

Ref: Y12513

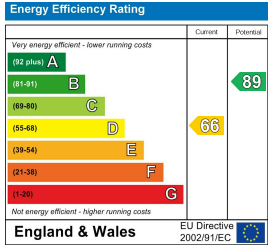
Floor Plan



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.

Disclaimer
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