



41 Waveney Valley Holiday Park Butt Lane

Burgh Castle, Great Yarmouth, NR31 9FN

£45,500



Sitting on the popular Waveney Valley Park, Aldreds are pleased to offer this two bedroom end terrace holiday chalet. The property has a large lounge/kitchen, two bedrooms and a bathroom. Sealed unit double glazing. Communal gardens and communal parking.



Lounge/Kitchen

Door to front, double glazed window to front aspect, double glazed window to rear aspect, base storage units, sink and drainer.

Bedroom 1 8'6" x 8'2" (2.59 x 2.49)

Built in wardrobe, double glazed window to front aspect.

Bedroom 2 8'2" x 8'2" (2.49 x 2.49)

Built in wardrobe, double glazed window to rear aspect.

Bathroom 7'7" x 5'4" (2.31 x 1.63)

Panel bath, hand wash basin, low level WC, opaque double glazed window to rear aspect.

Outside

Communal gardens and communal parking.

Tenure

Freehold. The vendor informs us the current site fees are around £1300 per annum (variable).

Occupation – 1st March - 14th January.

Council Tax

Great Yarmouth Borough Council - Band A

Location

Burgh Castle is a semi rural village 2 miles west of Gorleston and 4 miles from Great Yarmouth * The River Waveney and Breydon Water are on the outskirts of the village giving access to the Norfolk and Suffolk Broads * There is a yacht marina and historic Roman Castle ruins.

Directions

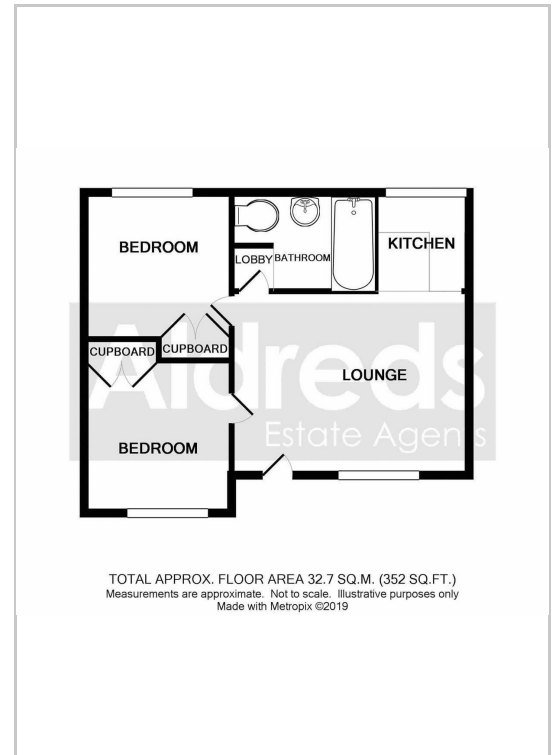
Leave Gorleston on the A143 Beccles Road, continue through Bradwell, turn right into New Road, continue into Belton, turn right into Stepshort, continue into Burgh Castle, continue into Butt Lane, turn left into Waveney Valley holiday village.

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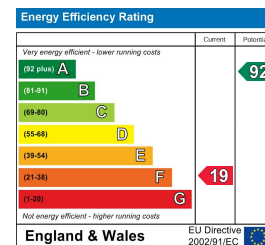
Area Map



Floor Plans



Energy Efficiency Graph



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