



**Clement Scott Mews, Cromer, NR27 0DG**

**welcome to**

**Clement Scott Mews, Cromer**

This well-presented two bedroom freehold semi-detached house, with allocated parking, is situated in a highly sought after location in the popular seaside town of Cromer and is being sold with NO ONWARD CHAIN!



## Description

This Freehold Semi-Detached House is offered with No Onward Chain and is located in the popular seaside town of Cromer, next to Warren Woods (approximately 5 minutes' walk to the cliff top & sea) with paths leading to Overstrand and the beautiful "Happy Valley" area to Cromer town centre.

The property enjoys internal accommodation to include Lounge, fitted Kitchen, 2 Bedrooms & Bathroom. Outside offers communal gardens & an allocated parking space.

Cromer itself offers local amenities such as Junior & High School, Health Centre & Hospital, shops and various eating establishments. The stunning coastline beaches are only a short walk away so why not take advantage of Mary Jane's or No. 1 Fish & Chips, or perhaps an ice cream as you walk along Cromer pier, take in the coastal beauty and see why many people like to call Cromer home!

## Lounge

21' 5" narrowing to 14' 9" x 13' 6" (6.53m narrowing to 4.50m x 4.11m)

Front door of the property leads you in with dual double glazed windows to the front & double glazed window to the side, carpeted stairs leading to first floor, wall mounted radiator, TV point & wood effect plank flooring. Double glazed patio doors to outside & door to Kitchen.

## Kitchen

7' 10" x 7' 2" (2.39m x 2.18m)

Fitted with a range of wooden wall and base units with work surfaces over, sink & drainer unit, built-in oven and hob and space for white goods. Double glazed window to the rear & tiled flooring.

## First Floor Landing

Doors to Bedrooms & Bathroom.

## Bedroom One

13' 6" x 11' 10" (4.11m x 3.61m)

Dual double glazed windows to the front, carpeted flooring & wall mounted radiator.

## Bedroom Two

10' 7" x 6' 8" (3.23m x 2.03m)

Double glazed windows to the rear, carpeted flooring & wall mounted radiator.

## Bathroom

White suite comprising WC, wash basin & bath. Double glazed window, vinyl flooring, tiled splash back to sink & bath.

## Outside

The property has a numbered allocated parking spot, and the grounds are communal, which includes a communal shed. A charge is made each year for the maintenance of the grounds which for 2025 is £200.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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## **Clement Scott Mews, Cromer**

- NO ONWARD CHAIN
- Two Bedroom Semi-Detached House
- Living Room & Fitted Kitchen
- Allocated Parking Space & Communal Gardens
- Close to Golf Course & Schools
- Perfect Bolthole
- Seaside Town Location

Tenure: Freehold EPC Rating: C

**£245,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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