



**Gibson A, Seawood, Repton Way, Off Holway Road,
Sheringham, NR26 8UT**

welcome to

Gibson A, Seawood, Repton Way, Off Holway Road, Sheringham

THE GIBSON A - Plot 42 - a modern, first floor, one bedroom apartment.

READY NOW - ENJOY YOUR FIRST SUMMER IN THE BEAUTIFUL SEASIDE TOWN OF SHERINGHAM



Description

Norfolk Homes have earned the reputation as one of the best house builders in Norfolk. How have they done this? By building homes of the highest quality and finish, creatively designed with amazing and exceptional specifications, in carefully chosen locations that people love to live in. And more than this, they also look after their customers, before, during and after the purchase of their homes. They want them - you - to be very happy with your new home. They know they are getting this right because so many of their customers go on to buy their second and even third home with them.

Since being founded in 1985, Norfolk Homes have built over 3,700 homes and continually work to improve the quality and finish, the choice of styles, materials and specifications. Whilst embracing new technology and innovations, the quality and finish is superb because of the traditional skills, expertise and dedication of their first-class building teams.

Seawood is an exclusive development of stunning, contemporary energy efficient new homes occupying an elevated position with commanding views over the popular town of Sheringham towards the sea and the 'famous' Beeston Bump.

Available now are the final release of 1 and 2 bedroom first and second floor apartments. All apartments are ready to occupy with flooring provided. Ready to move into now. Reserve for only £750, reservations available on first come - first served basis

Living Room

16' 8" x 10' 6" (5.08m x 3.20m)

Double storage cupboard, wall mounted radiator, wood effect vinyl flooring, dual aspect double glazed window with front & side aspect

Kitchen

11' 11" x 9' 5" (3.63m x 2.87m)

Double glazed window to the rear with sea views, white fronted cupboards with white granite effect work surfaces, integrated oven & hob, wood effect vinyl flooring

Bedroom 1

12' 8" x 9' 4" (3.86m x 2.84m)

Double glazed window to the rear, carpet, wall mounted radiator, built in wardrobe with mirror sliding doors

Bathroom

Bath with shower over-head, hand wash basin, low level WC, heated towel rail, frosted double glazed window



Agents Note

There will be a site maintenance charge to cover the costs of maintenance for the outside communal areas. Further information will be supplied by the site representative.

Norfolk Homes is offering one of these incentives to buyers:

"Deposit Unlock
"Deposit Contribution
"SDLT Incentive

Directions

Satellite Navigation Postcode: NR26 8PB
Development Address: Repton Way, off Holway Road, Sheringham

From Norwich Follow A140, signposted Cromer, at Roughton, turn left at second mini roundabout B1436 signposted Felbrigg, turn left at roundabout with A148, signposted Kings Lynn and Holt, follow A148 for approximately 3 miles, turn right on to A1082 (Holway Road) signposted Sheringham, continue down the hill towards the town, our Seawood development is found on your left- hand side.

From Kings Lynn and Holt Follow A148 signposted Cromer to Holt, follow A148 for approximately 5 miles towards Cromer, turn left on to A1082 (Holway Road) signposted Sheringham, continue down the hill towards the town, our Seawood development is found on your lefthand side.



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welcome to

Gibson A, Seawood, Repton Way, Off Holway Road, Sheringham

- Glimpse of SEA VIEWS
- Allocated Parking Space
- Close to amenities and Sheringham High Street
- Low-E glass, Argon gas filled double glazed sealed windows
- Local Train Line connecting Sheringham to Norwich
- Fibre Broadband & Category 5 wiring
- The National Trust's Sheringham Park & Felbrigg Hall are close by
- All homes are built using quality products, fittings & finishes

Tenure: Leasehold EPC Rating: B

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£170,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRM108500 - 0013

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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