

Aldreds
Estate Agents



73 Broadside Chalet Park

, Stalham, NR12 9PN

£39,950



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Aldreds are delighted to offer this semi detached holiday chalet, located in the much sought after Broadside Chalet Park. This well presented chalet offers accommodation including an open plan living/kitchen area, two bedrooms and shower room. The chalets is in a lovely location on the site with a sealed unit double glazed windows. The Broadside Chalet Park offers well tended communal lawned grounds, parking, an on-site clubhouse/restaurant, outdoor swimming (at extra annual cost) and children's play area. An ideal second home or holiday let opportunity. Early viewing is strongly recommended to appreciate.

Open Plan Living/Dining/Kitchen Area

14'8" x 13'8" reducing to 8'11" (4.49m x 4.17m reducing to 2.72m)

Front facing entrance door, full width front facing window, power points, doors leading off, open plan access to kitchen area with a range of fitted units with work surface, stainless steel sink drainer with mixer tap, electric hob, electric oven, rear facing obscure glazed window.

Bedroom 1

8'6" x 6'9" (2.61m x 2.08m)

Side facing window, power point, built-in cupboard.

Bedroom 2

8'6" x 6'6" (2.61m x 2m)

Window to side aspect, power point, built-in cupboard.

Shower Room

Obscure glazed rear facing window, tiled shower cubicle with electric shower, hand wash basin, low level w.c. electric heater.

Outside

The chalet sits in well maintained communal lawned grounds with parking available, a clubhouse/restaurant, outdoor heated swimming pool (at extra annual cost) and a children's play area.





Tenure

Leasehold - the remainder of a 99 year lease which began in 1987. The service charges for 2024 were a total of £1,425.11 including VAT. There is an additional (optional) charge of £195 plus VAT for use of the the swimming pool.

The chalet site opens fully from 1st March to 31st October. Out of season, you are able to use your chalet from Friday lunchtime to Monday lunchtime.

Services

Mains water, electric and drainage.

Council Tax

North Norfolk District Council - Band: A.

Energy Performance Certificate (EPC)

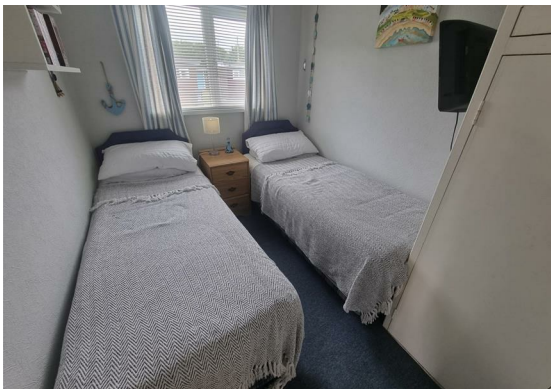
EPC Rating: F.

Location

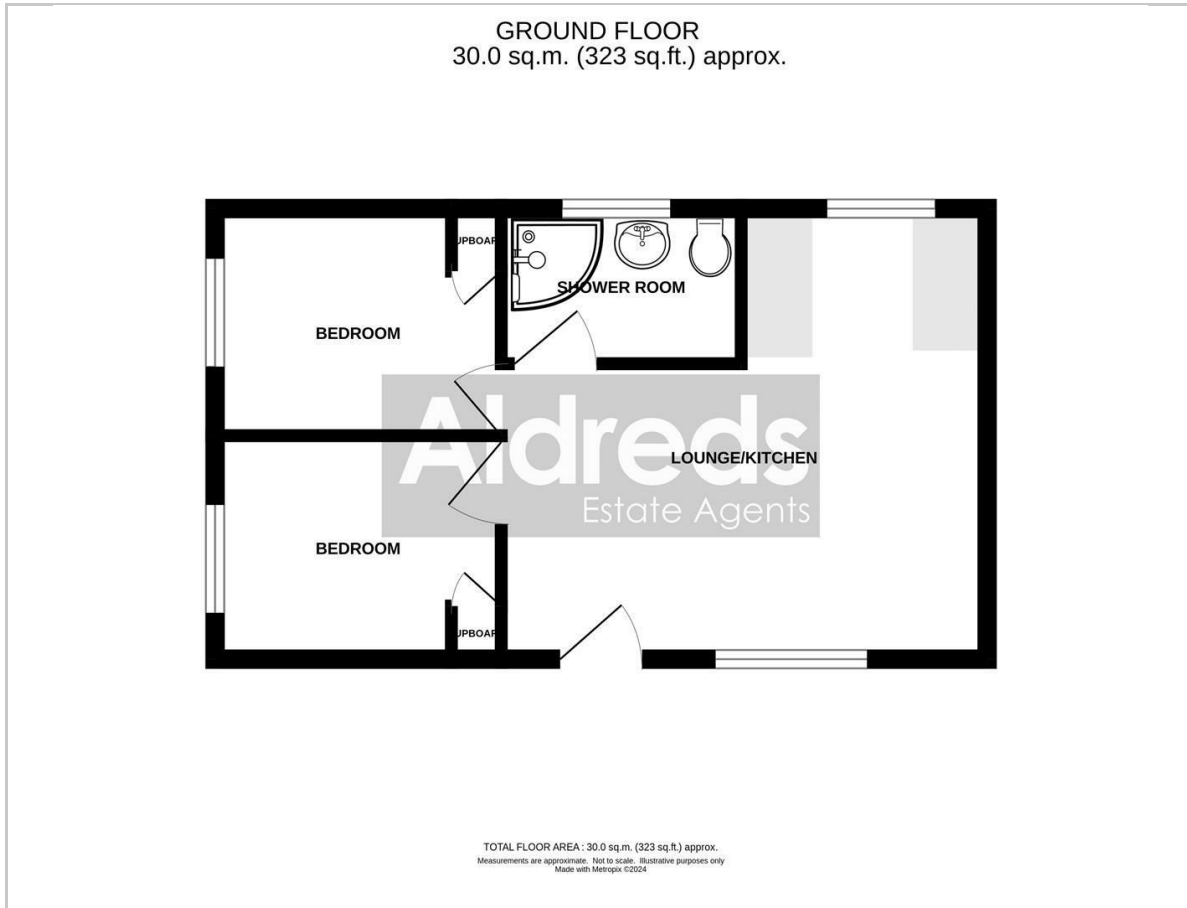
Stalham is a Broadland town with a full range of facilities which include a variety of shops, post office, health centre, schools and a supermarket. Only a few miles from the coast, the town is handy for those looking to take advantage of the Broads network and also it also has a regular bus service to Great Yarmouth and and the fine city of Norwich.

Reference

S9842/DC



Floor Plan



Viewing

Please contact our Aldreds Stalham Office on 01692 581089 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

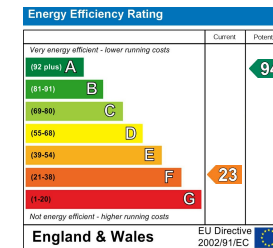
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Area Map



Energy Efficiency Graph



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