



**Elm Cottage Chapel Lane, Hunstanton PE36 5AN**



**welcome to**

**Elm Cottage Chapel Lane, Hunstanton**

Chain free! A fantastic opportunity to purchase a stunningly presented, three bedroom cottage situated in the heart of Hunstanton, just a short stroll from the seafront & the town centre. The property boasts an open plan lounge/diner, modern kitchen, three spacious bedrooms & family bathroom.



## Accommodation:

Double-glazed entrance door to:

### Open Plan Lounge/ Diner

11' 9" x 27' 10" ( 3.58m x 8.48m )

Double-glazed windows to the front & rear. Exposed brick fireplace with gas flame fire. Two radiators. Stairs to first floor landing.

### Kitchen

10' 9" x 5' 9" ( 3.28m x 1.75m )

This fitted kitchen includes both wall and base units with work surfaces over, a one and a half bowl sink and drainer unit, a low-level electric oven & a gas hob with integrated cooker hood over. There is also space for an under-counter fridge. Tiled flooring & tiled splashbacks. Double-glazed window to the rear.

### Cloakroom

Fitted with WC & wash hand basin.

### Utility Room / Boot Room

Door to the rear.

### First Floor

#### Bedroom Two

11' 9" x 11' 6" ( 3.58m x 3.51m )

Irregular shaped room. Double-glazed window to the front. Radiator. Built-in wardrobe.

#### Bedroom Three

9' 3" x 9' 4" ( 2.82m x 2.84m )

Double-glazed window. Radiator. Built-in wardrobe.

### Bathroom

Fitted with WC, wash hand basin, bidet & bath with mixer taps & shower over. Partly tiled. Airing cupboard. Double-glazed window to the rear.

### Second Floor

#### Bedroom One

11' 5" x 18' ( 3.48m x 5.49m )

Double-glazed windows to the front & side. Double-glazed skylight window with sea view. Radiator. Storage space in eaves



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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## Elm Cottage Chapel Lane, Hunstanton

- NO CHAIN/ OPEN TO OFFERS
- Three Spacious bedrooms, Mid Terraced Cottage
- Open Plan, Contemporary Lounge/Diner
- Modern Kitchen
- Fantastic Location Close to Seafront & Town Centre

Tenure: Freehold EPC Rating: E

# £260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HUN104011 - 0021

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