



Lyndhurst Court, Hunstanton, PE36 5AE

welcome to

Lyndhurst Court, Hunstanton

A fantastic opportunity to purchase an over 60's retirement apartment in the heart of Hunstanton, just a short walk from the town centre & seafront. The property offers a lounge/diner, kitchen, 2 bedrooms & shower room, whilst the complex boasts beautiful gardens & communal areas.



Entrance Hall

Electric storage heater. Two storage cupboards housing the hot water tank with immersion heater and electric box.

Lounge/ Diner

17' 4" max x 11' max (5.28m max x 3.35m max)
Feature fireplace. Electric storage heater. Television power point. Emergence pull cord. Double glazed window to the rear.

Kitchen

7' 3" x 7' 7" (2.21m x 2.31m)
This fitted kitchen includes both wall and base units with work surfaces over. A stainless steel sink and drainer unit, an electric elevated oven & an electric hob with extractor fan over. Space for a free standing refrigerator and under counter freezer.

Bedroom One

11' 8" max x 13' 8" max (3.56m max x 4.17m max)
Built in wardrobes. Electric storage heater. Emergency pull cord. Double glazed window to the rear.

Bedroom Two

10' 9" x 9' 1" (3.28m x 2.77m)
Emergency pull cord. Electric storage heater. Double glazed window to the rear.

Shower Room

Tiles and fitted with WC, wash hand basin with vanity unit, and shower cubicle with electric shower. Extractor fan. Heated towel rail. Electric heater.

Agents Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.



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



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welcome to

Lyndhurst Court, Hunstanton

- Two Bedroom Retirement Apartment
- Residents' Lounge & Conservatory
- Central Location to Hunstanton
- Lifts To All Floors
- Communal Laundry Room

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 May 1992. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HUN106132 - 0006

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