



Victoria Avenue, Hunstanton, PE36 6BX

welcome to

Victoria Avenue, Hunstanton

Situated in the Avenues area of Hunstanton, this spacious Victorian end-terraced house is currently a successful holiday let but would also make an ideal family home. The property offers 4 en-suite bedrooms, a 5th bedroom & 2 reception rooms - all within walking distance to the beach & town centre.



Troon Cottage is nestled in the sought-after Avenues area of Hunstanton, this exceptionally spacious Victorian end-terraced house offers an exciting opportunity for both investors and owner-occupiers alike. Currently operating as a successful holiday let generating a healthy income, this charming property could also be transformed into a generous family home.

Steeped in character, the accommodation is thoughtfully arranged over multiple floors. The property boasts four well-proportioned bedrooms, each benefitting from its own en-suite, offering privacy and convenience. A fifth bedroom, currently utilised as a laundry room, provides additional flexibility to suit a buyer's needs.

The ground floor is equally impressive, featuring two spacious reception rooms, ideal for relaxing or entertaining guests. The large kitchen/breakfast room is the heart of the home, offering ample space for cooking and dining, with direct access to the rear garden. A downstairs cloakroom adds further practicality.

With its prime coastal location, just a short stroll from Hunstanton's beach, promenade, and local amenities, this property offers the perfect blend of historic charm and modern convenience.

Entrance Hall

Cloakroom

Lounge

16' 11" max x 16' into bay (5.16m max x 4.88m into bay)

Dining Room

16' 1" max x 12' 10" max (4.90m max x 3.91m max)

Kitchen/ Breakfast Room

21' 2" x 12' 10" max (6.45m x 3.91m max)

First Floor Landing

Bedroom One

17' 9" max x 13' max (5.41m max x 3.96m max)

En-Suite

Bedroom Two

18' 1" max x 11' 11" (5.51m max x 3.63m)

En-Suite W.C

Bedroom Three

12' 10" max x 12' 3" max (3.91m max x 3.73m max)

Second Floor

Bedroom Four

15' 11" x 20' (4.85m x 6.10m)

Shower Room

Bedroom Five

14' 2" x 11' 10" (4.32m x 3.61m)

En-Suite



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welcome to

Victoria Avenue, Hunstanton

- Spacious Victorian end-terraced house in the sought-after Avenues area
- Currently a profitable holiday let or could be a generous family home
- Four bedrooms, each with its own en-suite
- Fifth bedroom, currently used as a laundry room
- Two large reception rooms

Tenure: Freehold EPC Rating: D
Council Tax Band: Deleted

offers in excess of

£420,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HUN106621 - 0013

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