



Osborne Cottage, Chapel Lane, HUNSTANTON, PE36 5AN

welcome to

Osborne Cottage, Chapel Lane, HUNSTANTON

A renovated 2 double bedroom cottage in Hunstanton, within walking distance of the beach, promenade, and town centre. Lounge/diner, kitchen/diner, shower room. Proven holiday let income of £27-30k p.a.

Entrance Porch

Lounge/Diner

16' 6" max x 13' (5.03m max x 3.96m)

Kitchen/Diner

13' x 10' 4" (3.96m x 3.15m)

First Floor Landing

Bedroom 1

13' 2" x 13' (4.01m x 3.96m)

Bedroom 2

10' 5" x 7' 6" (3.17m x 2.29m)

Shower Room

Location

Hunstanton is a popular Victorian seaside resort on the coast of north Norfolk. Offering a wide range of shops including supermarkets, banks and a bus station with regular services to nearby villages and King's Lynn. Just a short walk from the town centre, is the beach which has a promenade, funfair, bowls, pitch & putt and sealife centre. Hunstanton is an ideal location for a holiday home or permanent residence. King's Lynn is approximately 16 miles from Hunstanton and has direct train routes through to Ely, Cambridge and London.





view this property online williamhbrown.co.uk/Property/HUN106856



welcome to

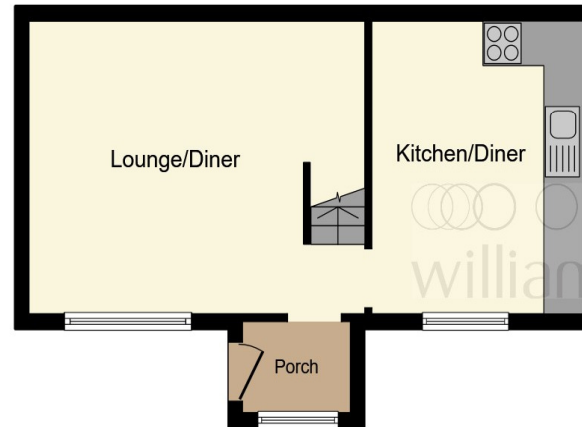
Osborne Cottage, Chapel Lane, HUNSTANTON

- Renovated cottage in Hunstanton
- Walking distance to town centre, promenade, and beach
- Entrance porch, lounge/diner, and kitchen/diner
- Two double bedrooms and shower room
- Ideally suited as a holiday let or coastal retreat

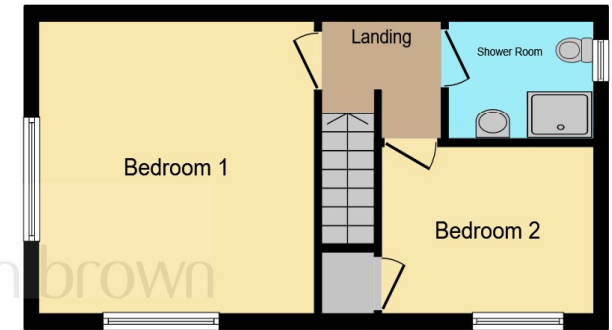
Tenure: Freehold EPC Rating: Awaited

Council Tax Band: Deleted

£280,000



Ground Floor



First Floor

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

view this property online williamhbrown.co.uk/Property/HUN106856



Property Ref:
HUN106856 - 0002

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.

william h brown



01485 534506



hunstanton@williamhbrown.co.uk



40 Westgate, HUNSTANTON, Norfolk, PE36 5EL



williamhbrown.co.uk