



**Beach Road, Snettisham, King's Lynn, PE31 7RA**



**welcome to**

**Beach Road, Snettisham, King's Lynn**

Beautifully presented detached chalet on a generous plot with stunning field views & CLOSE TO THE BEACH! This detached chalet bungalow is very SPACIOUS throughout with 3/4 bedrooms, modern kitchen & bathroom, utility room, garage, driveway & garden!



## Location

Snettisham is a popular coastal village situated between the market town of King's Lynn and the coastal resort of Hunstanton. It has a beautiful nature reserve beach perfect for dog walking. There are good local shops, doctors' surgery, a range of pubs with traditional ales and food, pre-school and primary school. King's Lynn offers a wide range of leisure activities and is approximately 9 miles away with direct train routes through to Ely, Cambridge and London. Snettisham is an ideal location for a holiday home or permanent residence.

## Entrance Door To:

### Garden Room

13' 9" x 11' 7" ( 4.19m x 3.53m )  
Door to hall and radiator

### Entrance Hall

Storage cupboard and radiator

### Dining Room / Lounge

22' 1" max x 10' 1" ( 6.73m max x 3.07m )  
UPVC double glazed doors to the rear, log burner, radiator and opening to:

### Kitchen

10' 3" x 9' 4" ( 3.12m x 2.84m )  
Range of wall and base units with worksurfaces over and inset sink and drainer. Built-in eye level double oven and hob with extractor over. Space for dishwasher and fridge/freezer, tiled floor, UPVC double glazed window and door to:

### Utility Room

9' 6" x 8' 7" ( 2.90m x 2.62m )  
Range of wall and base units with worksurfaces over and inset sink and drainer. Space for washing machine and tumble dryer. UPVC double glazed door to the rear.

### Bedroom Two

11' 11" x 10' 4" ( 3.63m x 3.15m )  
UPVC double glazed window, radiator.

### Lounge / Bedroom Four

13' 4" max x 10' 3" ( 4.06m max x 3.12m )  
UPVC double glazed door to rear, radiator.

### First Floor - Landing

19' 10" x 9' 3" max ( 6.05m x 2.82m max )  
UPVC double glazed window, loft access, storage cupboard, radiator.

### Bedroom One

18' 6" max x 12' 3" max ( 5.64m max x 3.73m max )  
Two UPVC double glazed windows, built in wardrobes and radiator.

### Ensuite Bathroom

Roll top bath, WC, wash hand basin with vanity units, heated towel radiator, ceiling spotlights and radiator.

### Bedroom Three

10' 1" x 8' 3" max ( 3.07m x 2.51m max )  
UPVC double glazed window with field views, radiator.

### Shower Room

Walk-in shower, WC, wash hand basin, fitted shelving, radiator and Velux roof window.

### Garage

Up and over door, power.

### Outside

To the front there is a shingled driveway leading to the garage  
The garden is well established and wraps around the side and the rear of the property and is mainly laid to lawn with a patio seating area and pond



Ground Floor



First Floor

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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**welcome to**

## **Beach Road, Snettisham, King's Lynn**

- Close To The Beach
- Detached Chalet Bungalow With Stunning Field Views
- 3/4 Bedrooms, 2 Bathrooms & Ensuite
- Generous Wrap Around Garden
- Garage & Driveway

Tenure: Freehold EPC Rating: D

offers in excess of

**£475,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HUN104945 - 0007

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