





**Beach Road Chalet Park Beach Road, Scratby Great Yarmouth NR29 3NW** 



## welcome to

# **Beach Road Chalet Park Beach Road, Scratby Great Yarmouth**

\*\*IMMACULATELY PRESENTED\*\* 2 Bedroom end terrace chalet. Benefitting from on site facilities such as pool, laundrette and resturant. This site is open from March until October.













#### Outside

Car parking on site available, slabbed entrance leading to front door, side door giving access to additional storage space.

## Lounge

11' 7" x 11' 6" ( 3.53m x 3.51m ) Laminate flooring, ceiling light, double glazed windows to front.

### Kitchen

8' 1" x 5' 3" ( 2.46m x 1.60m )

Lino flooring, base and wall units, stainless steel sink, space for fridge freezer, built in single oven with gas hob, partially tiled walls, door leading to cylinder and washing machine, double glazed window.

#### **Bedroom One**

7' 6" x 8' 2" ( 2.29m x 2.49m )

Carpet, built in wardrobe, ceiling light, double glazed window.

#### **Bedroom Two**

8' 2" x 7' 7" ( 2.49m x 2.31m )

Carpet, built in storage, ceiling light, double glazed window.

### **Bathroom**

Laminate flooring, WC, wash hand basin, bath with electric overhead shower, tiled walls, ceiling light, double glazed window.





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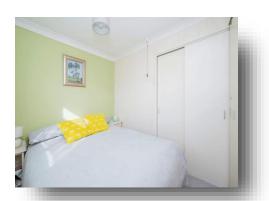
- Immaculately Presented
- 2 Bedrooms
- End Terrace Chalet
- On Site Facilities
- Great Holiday Home Or Investment

Tenure: EPC Rating: Exempt

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

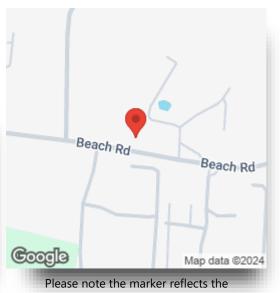
offers in excess of

£30,000









postcode not the actual property

view this property online williamhbrown.co.uk/Property/GTY108230



Property Ref: GTY108230 - 0005 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.





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