

£325,000
Offers In Excess Of



Yarmouth Road

Caister-On-Sea, NR30 5BT

- Brand new detached bungalow
- Four separate bedrooms
- Close to a stunning sandy beach
- Built in Hotpoint & Bosch appliances

- Electric car charging point
- West facing rear garden
- Off road parking
- Master bedroom with en-suite
- Sought after Caister village location
- Underfloor heating





LOCATION

This highly sought-after village is located on the east coast of Norfolk with its very own beautiful sandy beach. Amenities include restaurants/pubs, golf course, supermarkets, church, cafés, village store, post office and dentist & doctors' surgery. A additional wider selection of facilities is available in the market town of Great Yarmouth (located approx. 10 min drive), which also has a main line railway station providing a useful commuter link to Norwich (approx. 35 min drive) and onward to London Liverpool Street.



ENTRANCE HALL

Composite front door opens into the entrance hall, laminate flooring, fuse board, down lights, loft access and doors opening into all internal rooms.

BEDROOM 2

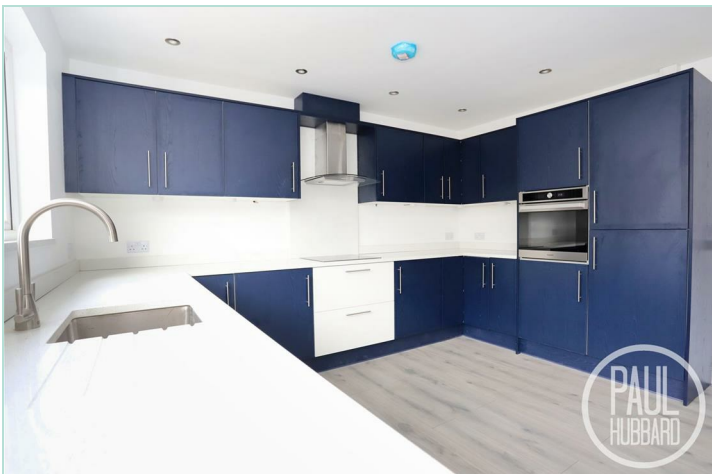
13'4" x 10'8"

Fitted carpet and UPVC double glazed window to the front aspect.

BEDROOM 4

12'5" max x 9'5" max

Fitted carpet and UPVC double glazed window to the front aspect.



BEDROOM 1

12'8" max x 11'11"

Fitted carpet, UPVC double glazed window to the rear aspect and a door opens into the en-suite shower room.

ENSUITE SHOWER ROOM

6'11" x 4'11"

Tile flooring, UPVC double glazed obscure window to the side aspect, down lights, heated towel rail, tiled walls, suite comprises of a toilet & wash basin with hot & cold taps set into a vanity unit and a walk in power shower with a handheld attachment & a glass door.





KITCHEN/DINER

17'2" x 12'8"

Laminate flooring, UPVC double glazed window to the rear aspect, French doors open to the rear garden, down lights, units above & below granite worktops, inset stainless steel 1.0 bowl undermount sink with mixer tap, built in oven, induction hob, stainless steel extractor hood, integrated fridge freezer, dishwasher and washing machine and space for a table & chairs if desired.



SITTING ROOM

14'2" x 12'8"

Laminate flooring, down lights and French doors opening to the rear garden.



BEDROOM 3

13'3" x 9'4"

Fitted carpet and UPVC double glazed window to the front aspect.



FAMILY BATHROOM

9'10" x 5'11"

Tile flooring, UPVC double glazed obscure window to the front aspect, down lights, heated towel rail, tiled walls, suite comprises of a toilet & wash basin with hot & cold taps set into a vanity unit, a panelled bath, a power shower above with a handheld attachment and a glass screen.

OUTSIDE

The outside benefits from driveway parking for multiple vehicles and a private West facing rear garden.

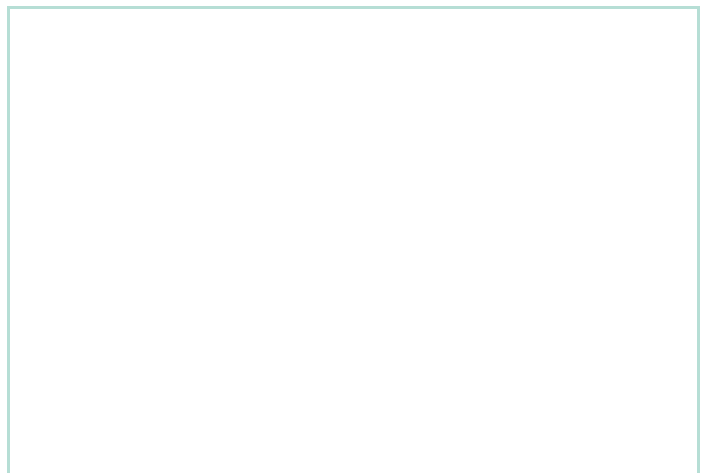
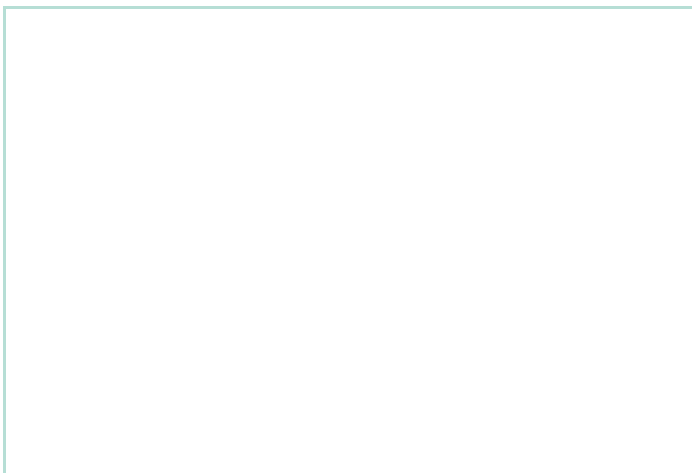
FINANCIAL SERVICES

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AGENT NOTE

External images coming soon. This property is run by a ground source heat pump.

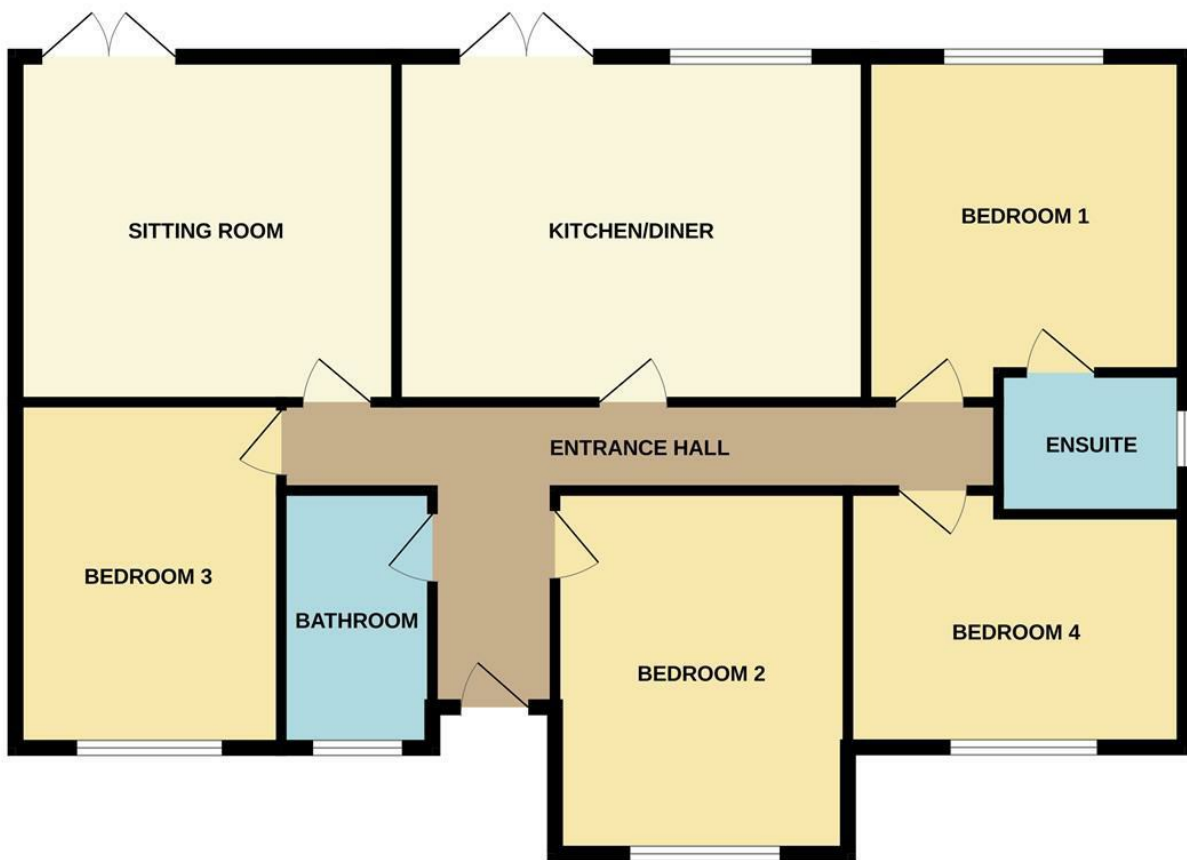




Tenure: Freehold
 Council Tax Band:
 EPC Rating:
 Local Authority: East Suffolk Council

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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