



ADDRESS
3 Appleyard Mews
Caister-On-Sea
Norfolk
NR30 5EF

TENURE
Freehold

L  LARKES S

WWW.LARKES.CO.UK
SALES@LARKES.CO.UK
01493 330299



**FIND
YOUR
NEST**



This modern town house is well located in central Caister close to village shops, schools, and the seafront. The accommodation offers an entrance porch, a lateral reception area with interlinking French door between flexible living and dining areas, and a well-appointed kitchen at ground floor level.

On the first floor you will find three bedrooms and a family bathroom comprising a white suite with pedestal wash basin, close coupled WC, and panel bath with shower over. The third floor provides a further ensuite bedroom.

Outside there is a front yard with foot path, and to the rear a private garden with hand gate to the rear passage.

The residence has two designated parking bays in a private resident only car park. The property has gas central heating via a gas combination boiler, and the home benefits from PVCu double glazing.

Tenure: Freehold

Heating: Gas Central Heating

Council Tax: Band B (£1,652)

Caister-On-Sea is a popular community with several well-regarded & popular pubs, butchers, grocery store and post office/store. There are primary school and secondary schools, community hall, playing fields and various clubs and organisations. There is easy access to Great Yarmouth and its seafront, tennis courts, cafés, beautiful waterways, boating lakes, beach, and traditional amusements.

A main line railway station at Great Yarmouth provides a useful commuter link to Norwich

, where there is an abundance of leisure facilities, restaurants, and shopping.

Additional local facilities include The Norfolk Broads, Great Yarmouth Racecourse, and the Norfolk Coast Path which can be accessed nearby with parts of the neighbouring coastline in the ownership of the National Trust.

Please note that all areas, measurements, and distances given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only.

Larkes have not tested any services, appliances, or specific fittings - prospective purchasers are advised to inspect the property themselves. All fixtures, fittings and furniture not specifically itemised within these particulars are deemed removable by the vendor.



Living room



Family bathroom



Private rear garden and patio area



First floor rear bedroom



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Fitted wardrobes



First floor front double bedroom

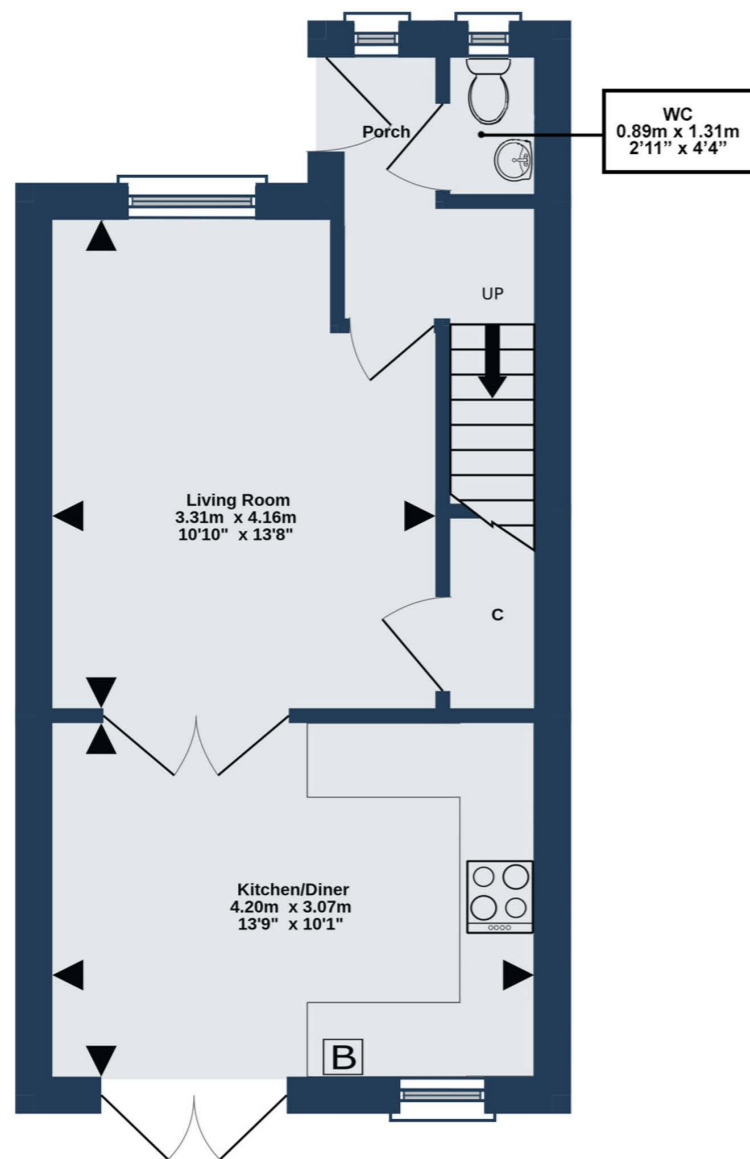


First floor landing

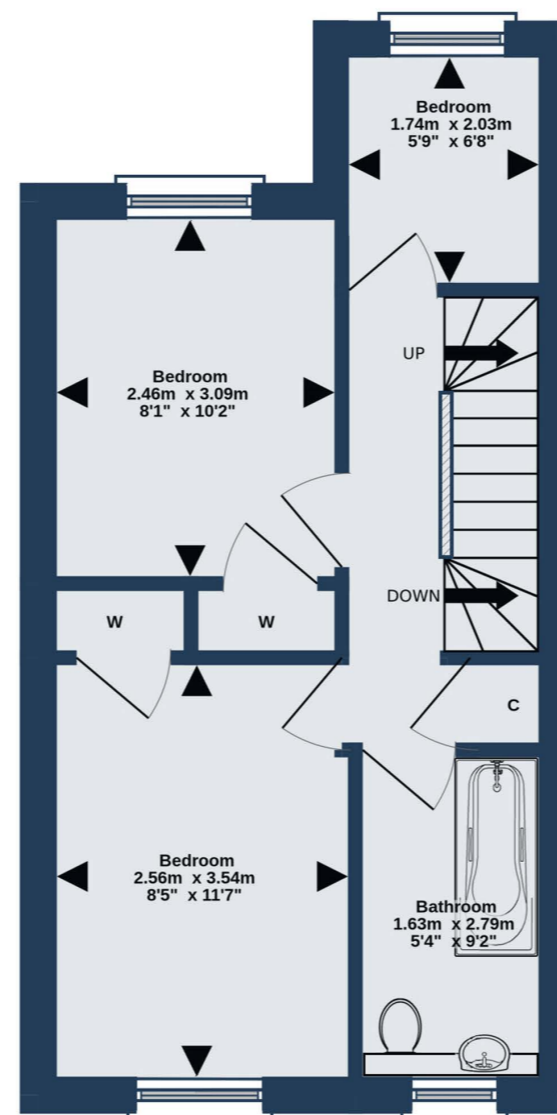


Second floor ensuite bedroom

Ground Floor
 32.6 sq.m. (351 sq.ft.) approx.



First Floor
 32.6 sq.m. (351 sq.ft.) approx.



Second Floor
 18.0 sq.m. (194 sq.ft.) approx.

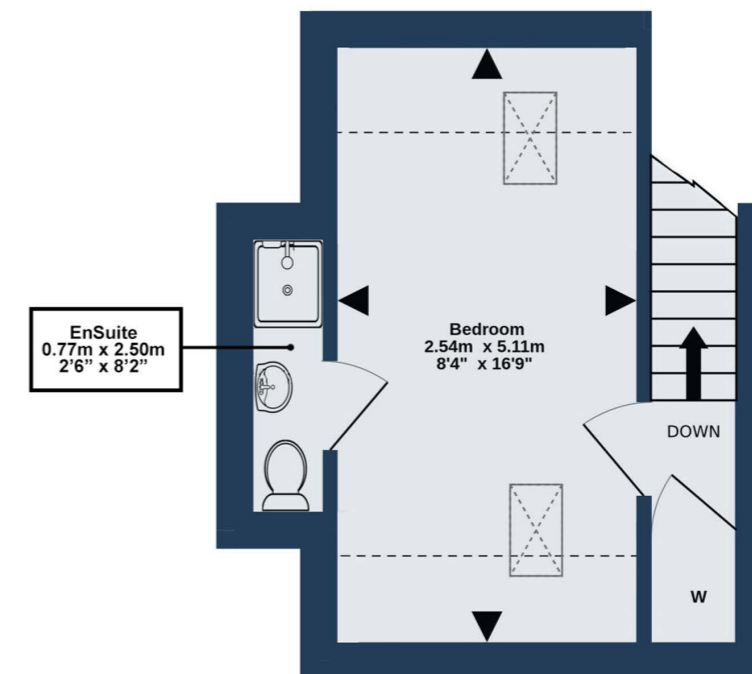
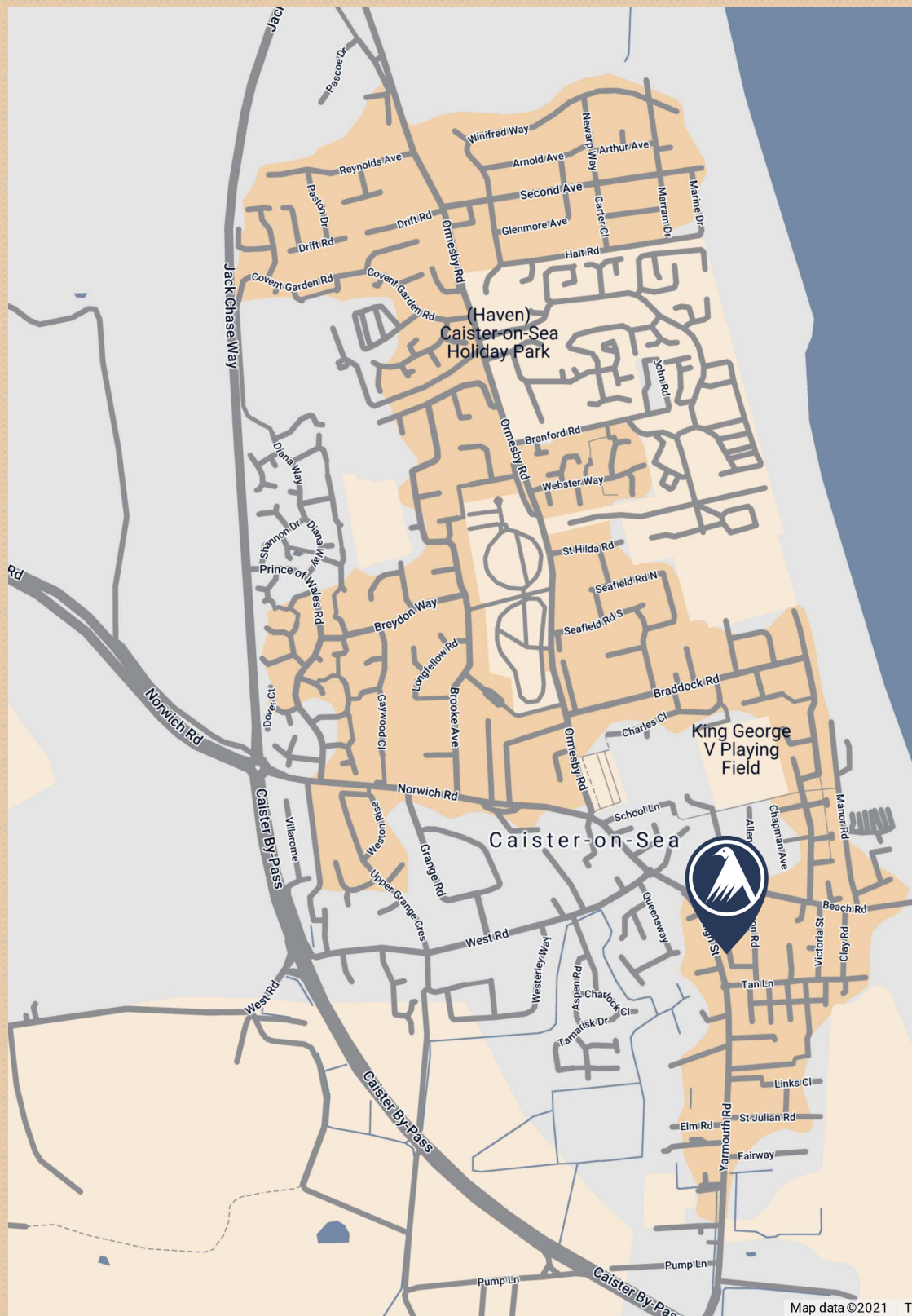


Illustration for identification purposes only,
 measurements are approximate.
 Plan not to scale.

Ref: 7279



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