

Aldreds
Estate Agents



Flat 17 Mariners Close, Gorleston, Great Yarmouth, NR31 6TU

Offers In Excess Of £130,000





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Flat 17 Mariners Close

Gorleston, Great Yarmouth, NR31 6TU

- Ground Floor
- One Bedroom
- Kitchen
- Gas Central Heating
- Communal Parking
- Flat
- Lounge
- Shower Room
- Sealed Unit Double Glazing
- Communal Gardens

A well presented one bedroom ground floor flat sitting in this highly desirable location next to Links Road. The property benefits from communal parking and communal gardens. Gas central heating & sealed unit double glazing.



Entrance Hall

Walk in cupboard, radiator.

Lounge 13'1" x 11'11" (4.01 x 3.65)

Double glazed French doors to communal garden, radiator.

Kitchen 10'5" x 8'3" (3.18 x 2.52)

Base & wall units with worktops, double glazed window, electric hob, electric oven, stainless sink with drainer, plumbing for washing machine.

Bedroom 11'8" x 9'10" (3.56 x 3)

Double glazed window, radiator.

Shower Room 6'4" x 5'6" (1.94 x 1.7)

Shower in cubicle, hand basin, low level WC, opaque double glazed window, radiator.

Outside

Communal gardens. Communal parking





Tenure

Leasehold. 117 years left on lease. Ground rent £10 per annum. The vendor informs us that the maintenance charge is around £500 variable.

Services

Mains, water, electricity, gas, drainage.

Council Tax

Band A

EPC

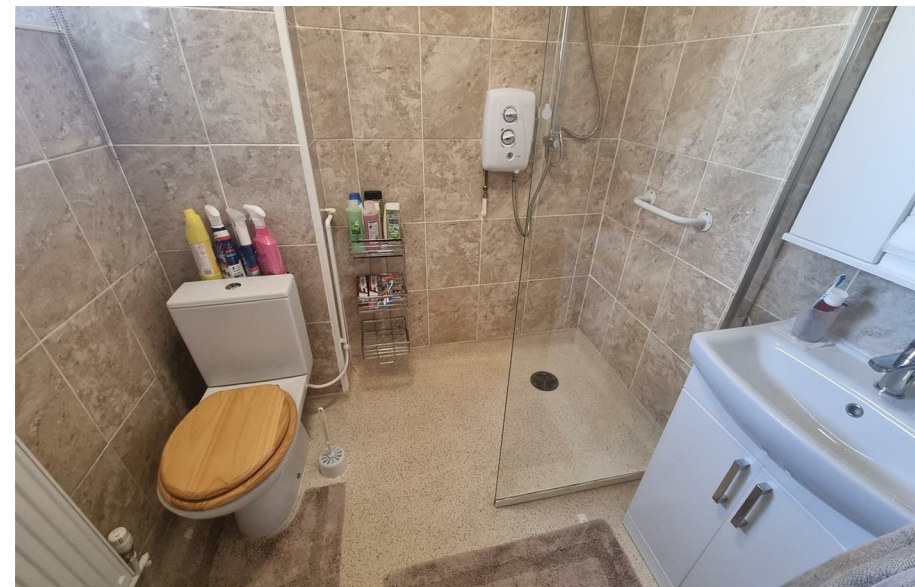
TBC

Location

Gorleston-on-Sea is a coastal town 2 miles from Great Yarmouth centre and has a varied selection of local shops * Golf Course * Modern District hospital * Schools for all ages * Library * Regular bus services to the main shopping areas and a sandy beach.

Directions

From the Gorleston office head South along the High Street, at the traffic lights turn right into Church Lane, at the roundabout turn left into Middleton Road, at the next roundabout turn right into Lowestoft Road, at the traffic lights turn left into Bridge Road, turn immediately right into Kennedy Avenue, at the 'T' junction turn left into Mariners Compass, follow the road round into Mariners Close where the property can be found on the left.

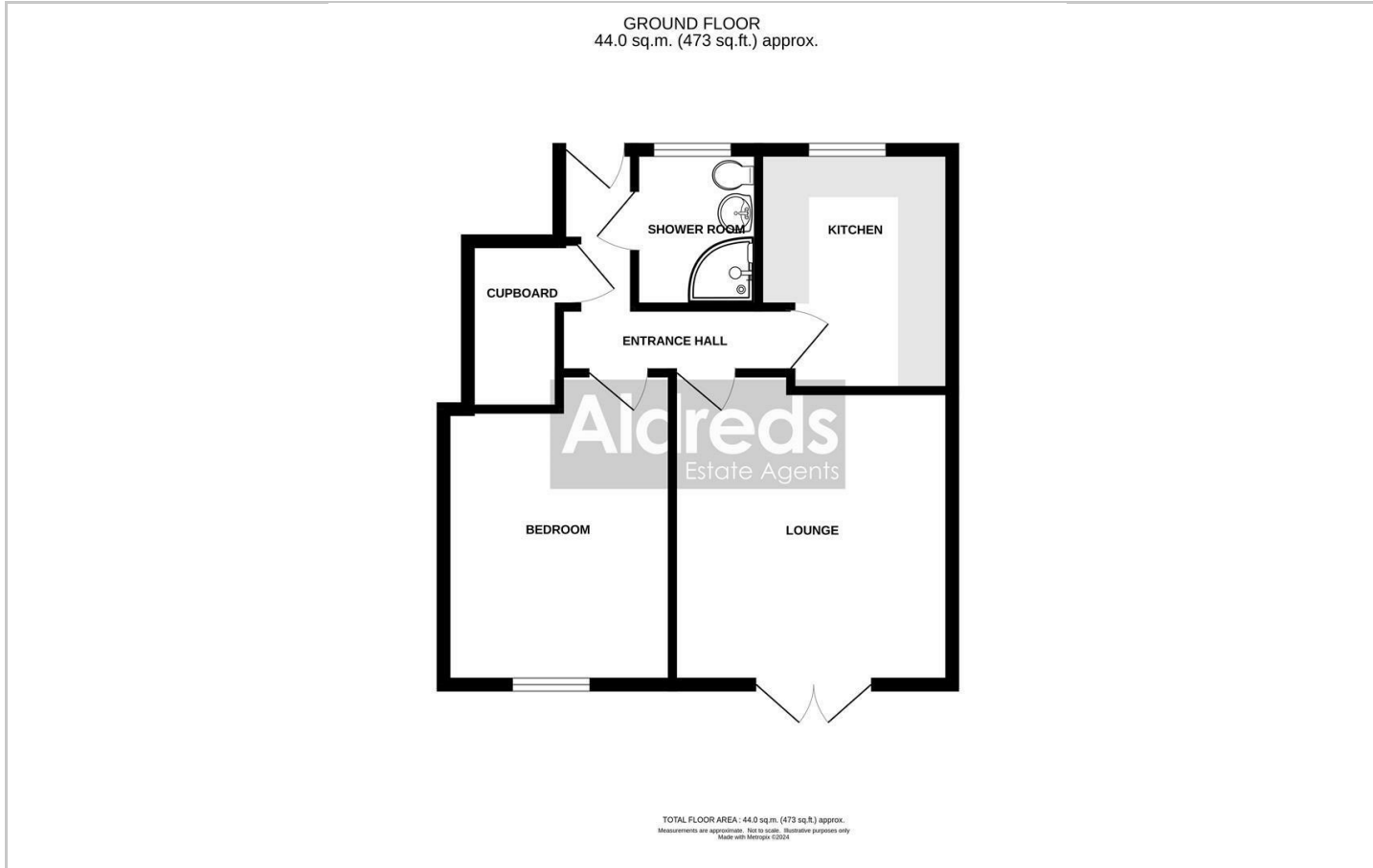


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Floor Plans



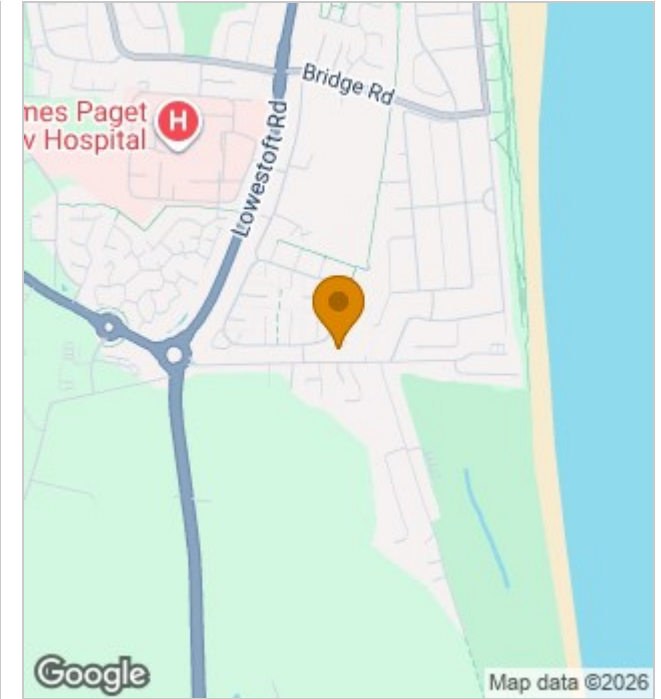
Viewing

Please contact our Aldreds Gorleston Office on 01493 664600 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

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Location Map



Energy Performance Graph

