PRICE GUIDE

£369,000

New Road, Sheringham, NR26 8EB

Arnolds | Keys

THE PROPERTY

12, New Road, Sheringham, NR26 8EB

Having just undergone a significant refurbishment program, Arnolds Keys are delighted to offer this superbly presented home offering flexible accommodation with up to four bedrooms and two bathrooms. The property is centrally located and therefore just a short stroll to the shops and beach. The refurbishment program has been meticulous with close attention to detail throughout, the beautifully proportioned accommodation has the benefit of gas central heating and sealed unit glazing in UPVC frames.

This property may only be appreciated by an internal inspection so we invite any serious applicant to arrange a private viewing.

A beautiful family residence having been refurbished to a high standard with attention to detail throughout. An ideal property for those seeking a seaside home within easy access of the beach and shops.

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THE DETAILS

Property Details

ENTRANCE HALL
Part glazed composite entrance door with half-moon glazed panel above, original, mosaic tiled floor, fitted service meter cupboard, period style radiator, staircase to first floor with a range of fitted understairs store cupboards.

LOUNGE
A beautifully light room with wide bay window to front aspect, period style radiator, provision for TV.

DINING ROOM
Another light room with window to rear aspect, two alcoves both with fitted cupboards and shelving, period style radiator, doorway leading to:

KITCHEN
Comprehensively fitted with a range of new, shaker style base and wall cabinets with granite style work surfaces and tiled splashbacks. Inset Belfast sink with chrome mixer tap, inset electric hob unit with filter hood above, built-in electric double oven, integrated fridge/freezer, integrated dishwasher, vertical, period style radiator. Window and part glazed door to rear garden.

SHOWER ROOM
Tastefully fitted with a large corner shower enclosure with tiled splashbacks, mixer shower with drench and spray heads, vanity washbasin with cupboard beneath, close coupled w.c., window to rear aspect, mirrored cabinet, part panelled walls, chrome heated towel rail.

FIRST FLOOR LANDING
Access to roof space.

BEDROOM 1
Window to rear aspect, radiator, door leading to:

BEDROOM 4/DRESSING ROOM
Window to rear aspect, radiator.

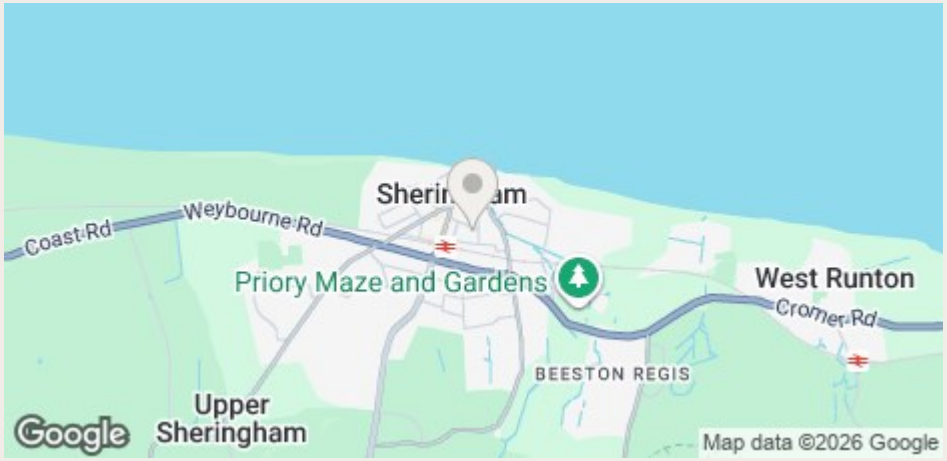
BEDROOM 2
Window to front aspect, radiator.

OFFICE/BEDROOM 3
Window to front aspect, radiator.

BATHROOM
Re-fitted with a modern range of panelled bath with mixer tap, shower attachment and screen. Fully tiled splashbacks, vanity wash basin with cupboard beneath, close coupled w.c., radiator, part panelled walls, wall mounted mirrored cabinet, two windows to rear aspect.

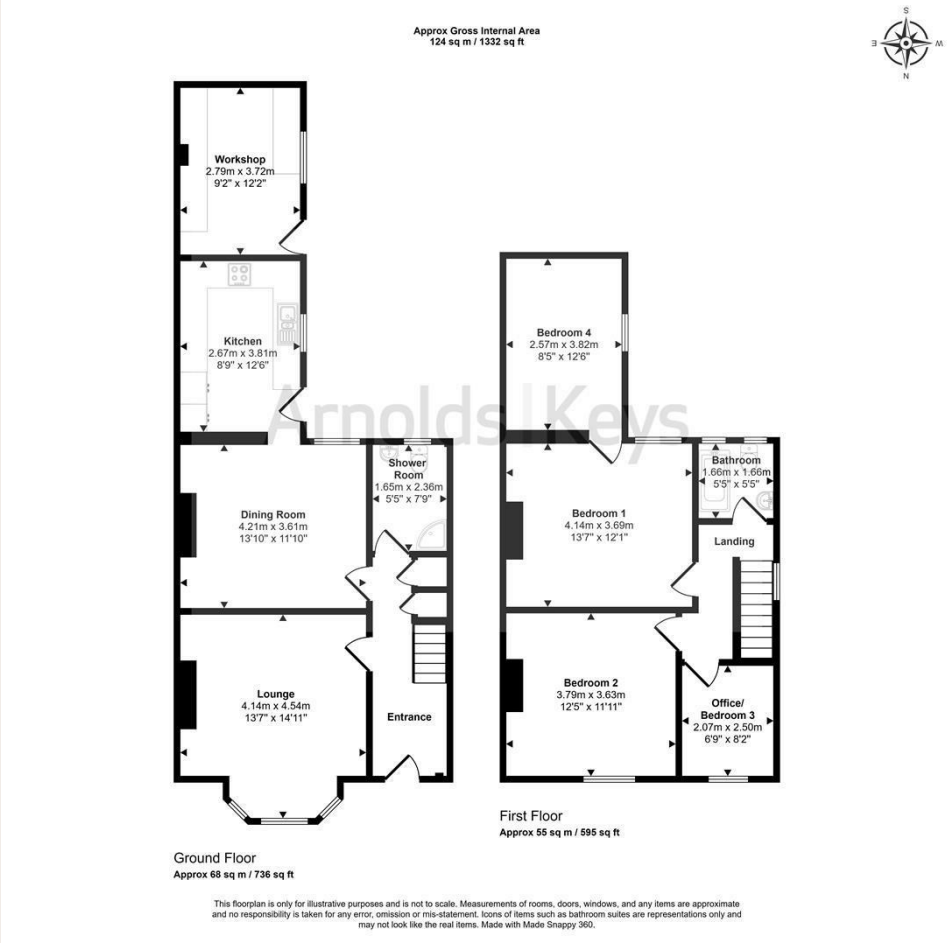
OUTSIDE
To the front of the property is a walled garden area with established privet hedge providing a good degree of privacy. The rear garden enjoys a southerly aspect, is fully enclosed and has a paved patio with timber pergola, raised fishpond, leading to a lawned area with established planting to the borders. Accessed from the rear are two outbuildings - a WORKSHOP housing the gas boiler and a STORE SHED.

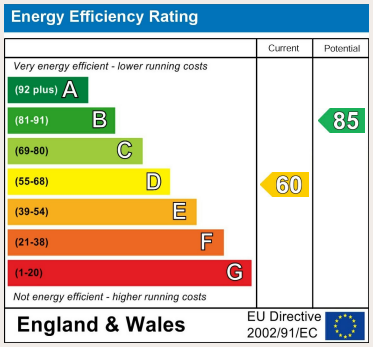
AGENTS NOTE
The property is freehold, has all mains services connected and has a Council Tax Rating of Band B.



Location

Sheringham is a charming seaside town on the north Norfolk coast, famous for its beautiful beach, traditional character and stunning coastal scenery. The town has a lively atmosphere, with independent shops, cafés and restaurants lining its streets. Sheringham's sandy beach is popular with visitors who enjoy swimming, walking and relaxing beside the sea.





Contact Us

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate, for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon, and potential buyers are advised to recheck the measurements. Appliances will not have been tested in all cases and we cannot confirm they are in working order. Arnolds Keys from time to time, recommends conveyancing services. Should you decide to use them we could receive a referral fee of up to £210. Arnolds Keys recommend Yellow Brick ?YB? to sellers and buyer for mortgage advice. Should you decide to use YB we could receive a referral fee of £250