



27 KINGS CHALET PARK

Overstrand Road, Cromer, NR27 0DJ

£48,000

Leasehold

27 Kings Chalet Park

Overstrand Road

Cromer

NR27 0DJ

£48,000

Leasehold

- **Chain Free**
- **Sought-after coastal location on the edge of Cromer, close to beaches, shops, amenities and the Picturesque village of Overstrand**
- **Well-maintained holiday chalet, ideal as a getaway or investment**
- **Enjoys a more private position within the park with an attractive outlook**
- **Bright living space, fitted kitchen, and comfortable accommodation**

Agents Note

Council Tax: This property is currently on business rates due to being a running holiday let, but previous history was logged at Band A.

Leasehold Details: Circa 54years remaining; Ground Rent £1,879.84; Metered water supply to each property; Electricity paid to site £93.51; Buildings Insurance not included.

Mains water, drainage, electric. Electric heating.

Please note, new owners have the right to extend lease in the first 3 months for £6995 should they wish.

Ideally positioned along the sought-after Overstrand Road, this charming coastal retreat enjoys a superb setting on the edge of Cromer, one of North Norfolk's most beloved seaside destinations. Renowned for its sandy beaches, iconic pier, and traditional charm, Cromer offers a delightful mix of independent shops, cafés, and restaurants, alongside everyday conveniences and transport links. The nearby village of Overstrand provides a quieter, picturesque alternative with scenic cliff-top walks and access to the Norfolk Coast Area of Outstanding Natural Beauty, making this an ideal base for both relaxation and exploration.

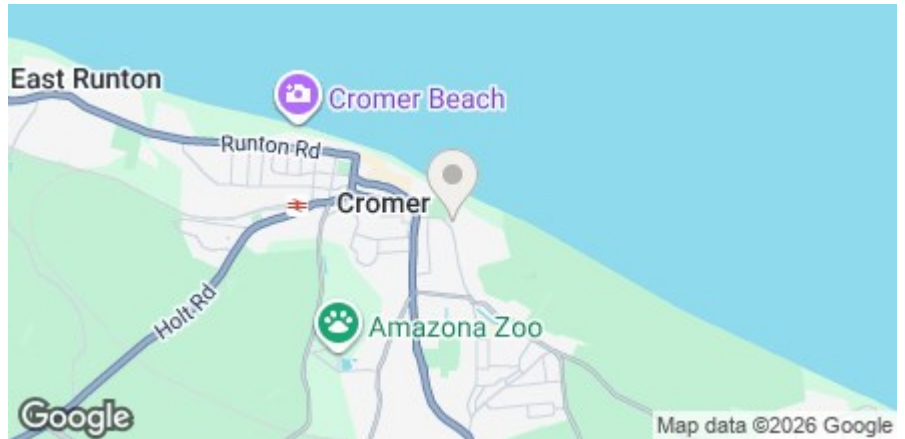
Kings Chalet Park presents a well-maintained and thoughtfully arranged holiday chalet, perfectly suited as a coastal getaway or investment opportunity. Enjoying a more private position within the site, the property benefits from an attractive outlook across greenery, centred around a mature tree that forms a natural focal point and is pleasantly surrounded by neighbouring chalets, creating a sense of space and seclusion. The accommodation offers a bright and inviting living area, complemented by a fitted kitchen and comfortable sleeping arrangements, all designed with ease and practicality in mind. Electric heating and mains services are in place, while the surrounding parkland enhances the peaceful setting. With the added benefit of lease extension options and a proven history as a holiday let, this property represents an appealing blend of lifestyle and potential in a highly desirable seaside setting.







Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D		
(39-54) E		
(21-38) F	21	
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



15 West Street, Cromer, Norfolk, NR27 9HZ
01263 511111 • hello@henleyshomes.co.uk • henleyshomes.co.uk

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.

