

property details **approval form**

Cottage 40 Rainbows End Chalet Park, Mill Lane, Bacton, Norwich, Norfolk, NR12 0HN

Date: 17 April 2026

Property Ref and Version: NWM110137 - 0002

selling your home with us!

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>> **let's get your property sold!**

After visiting your property we have compiled this document to show you all of the information we have gathered, including all images. We just need you to review this document to make sure everything we say in here is accurate before we officially begin marketing your home.

What is covered in this marketing approval form:

1. Price
2. Key Features
3. Short Description
4. Long Description
5. Room Description
6. Directions
7. Property Images
8. Floor Plan

The information within this document will be used within our property particulars and on the internet; the format of how this information is displayed may be subject to change.

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>> **price**

£120,000

Tenure:

>> **key features**

- > Semi-Detached Chalet
- > Immaculately Presented
- > Walking Distance to the Beach
- > One Allocated Parking Space
- > Wrap-Around Decking
- > Open Plan Lounge/ Diner
- > Currently Used as a Successful Holiday Let
- > No Onward Chain
- > EPC Rating: Exempt

>> **short description**

This immaculately presented two bedroom, semi-detached chalet, with wrap-around decking on the popular Rainbows End Chalet Park would make an ideal holiday home or holiday let, set within walking distance of Bacton Beach.

>> **long description**

Currently a successful holiday let, this immaculately presented and modern two bedroom, semi-detached chalet would make an ideal investment purchase or second home for someone desiring a bolt hole within walking distance to the beach. The property offers accommodation comprising open plan lounge/ kitchen, inner hall, two double bedrooms and bathroom. Externally, the chalet boasts an allocated parking space, and an exterior wrap around decking area offering a view of the sea.

>> **directions**

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>> **Agent Note**

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>> **room description**

Lounge/ Diner

Double-glazed window to the front and side aspect with fitted blinds, double glazed door to the front aspect, television point, vertical radiator, spotlight and laminate flooring.

Kitchen

Fitted kitchen with a range of wall and base units with work surfaces over, electric oven and hob with cooker hood above, built in dishwasher, built in fridge/ freezer, stainless steel sink drainer, tiled splashback, vertical radiator, spotlights, laminate flooring and a double glazed window to the rear aspect with fitted blinds.

Inner Hall

Storage cupboard housing electric meters, loft access and laminate flooring.

Bedroom One

Double-glazed window to the rear aspect with fitted blinds, decorative panelled walls, vertical radiator, spotlights and laminate flooring.

Bedroom Two

Double glazed-windows to the front aspect with fitted blinds, decorative panelled walls, vertical radiator, spotlights and laminate flooring.

Bathroom

Suite comprising WC, wash hand basin, bath with mixer tap and shower over, heated towel rail, part tiled walls, laminate flooring, spotlights and a double-glazed window to the rear aspect.

Exterior

The property comes with one allocated parking space opposite the chalet. A wrap-around, enclosed decking with gate offers a place for outside dining and socialising with views of the sea, equipped with outdoor plug socket.

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>> **room description**

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>> **property images**



Your William H Brown office: 16 Market Street, NORTH WALSHAM, Norfolk, NR28 9BZ
T 01692 402861 **E** NorthWalsham@williamhbrown.co.uk

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>> **property images**



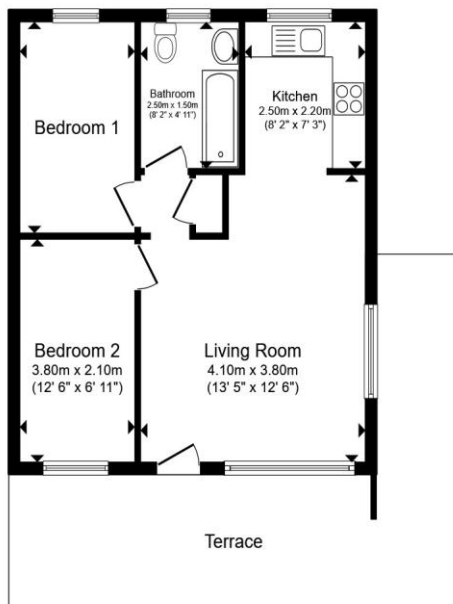
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>> floor plan



Floor Plan

Total floor area 47.3 m² (509 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



>> approval

Signature

Date

| | Signature | Date |
|-----------------|-----------|------|
| Jade Nevard | | |
| Mrs G.L. Barnes | | |

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