

abbotFox



Albion Road, Mundesley, NR11  
Guide Price £450,000

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We are a team of genuine individuals who hold a deep passion for both property and marketing. Collectively, we bring over 70 years of experience in the property market of Norfolk and Suffolk. Our affection for both counties runs deep, and we are enthusiastic about sharing our passion with you.

Colin McKenzie | **Branch Partner**







## THE DETAIL \_\_\_\_\_

abbotFox presents this exceptional and beautifully reimagined coastal home. A striking detached “upside down house” has been fully refurbished to an exacting standard, creating a contemporary seaside retreat where design and lifestyle take centre stage.

Cleverly arranged to maximise both space and breath-taking sea views, the first floor is dedicated to an impressive open plan living dining area. Bathed in natural light and finished with meticulous attention to detail, this elevated living area provides the perfect setting to relax, entertain and take in the ever-changing coastal outlook.

The ground floor offers a welcoming entrance hall leading to three versatile bedrooms, one of which is currently utilised as an additional reception room, offering flexibility for modern living. A stylish kitchen, practical utility room and contemporary shower room complete the accommodation, all presented to an exceptional standard.

Every element of this home has been thoughtfully upgraded, delivering a turn-key property that effortlessly blends coastal charm with high-end modern finishes. Positioned in the sought-after village of Mundesley, just moments from the beach and local amenities, this is a rare opportunity to acquire a truly distinctive home by the sea.

A beautifully finished coastal residence, perfectly designed to make the most of its enviable setting. An internal viewing is essential to appreciate the quality of this home.



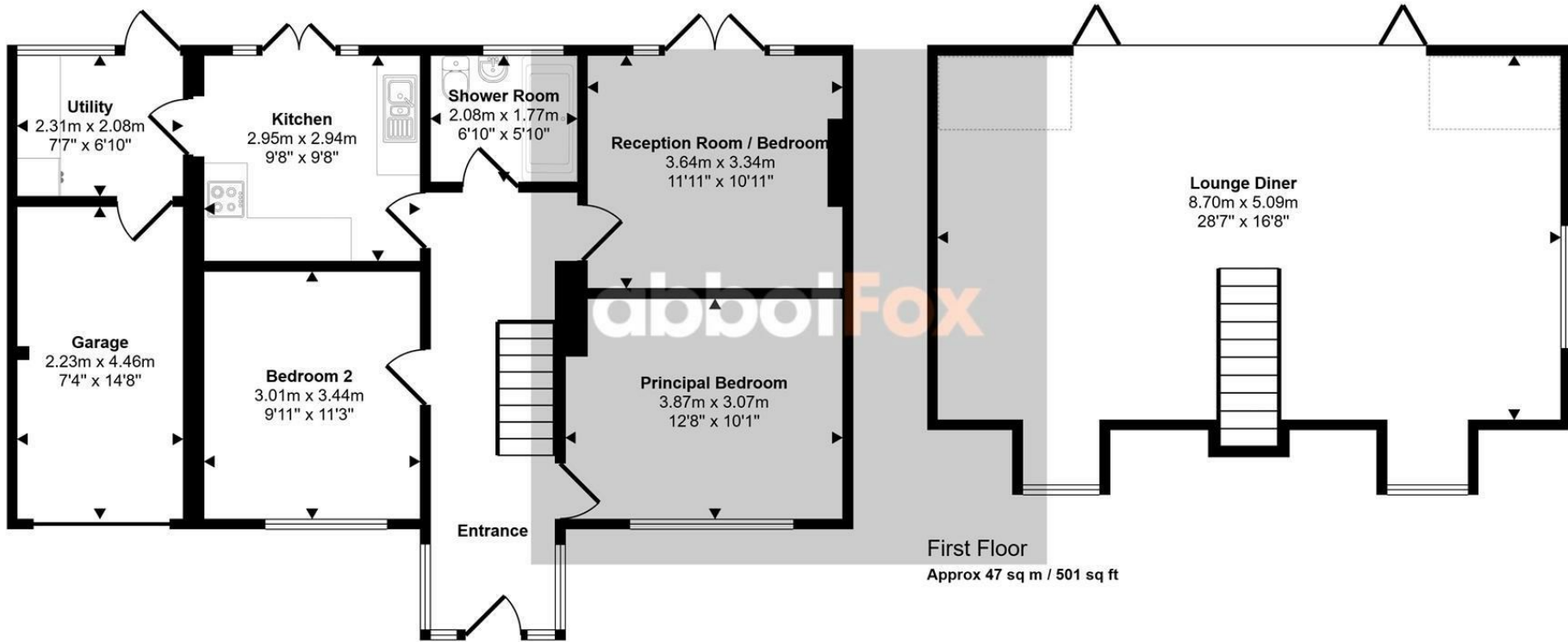




## THE HIGHLIGHTS \_\_\_\_\_

- **\*\*Guide price  
£450,000 -  
£465,000\*\***
- **Three double  
bedrooms**
- **Stunning living space  
which maximises the  
sea views**
- **Modern fitted kitchen  
and utility room**
- **Generous, enclosed  
gardens**
- **Off road parking and  
garage**
- **Easy access to coast  
and local amenities**
- **High quality finish  
throughout**
- **Detached, upside  
down house**
- **Viewing advised**

Approx Gross Internal Area  
126 sq m / 1352 sq ft



Ground Floor  
Approx 79 sq m / 851 sq ft

⋮ Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

*Let's talk*

01603 660000

sales@abbotfox.co.uk

@abbotfox

EPC RATING -

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