



**The Coach House Cromer Road, Mundesley Norwich NR11 8DB**



**welcome to**

**The Coach House Cromer Road, Mundesley Norwich**

\*\*\* NO ONWARD CHAIN \*\*\*

Don't miss this 2 Bedroom Mid-Terrace Barn Conversion with garden, off-street parking and sea views, call us now to book your inspection!



**Set in the peaceful coastal village of Mundesley, located just under 9 miles from the busier seaside town of Cromer boasting plenty of amenities to include an 18 hole Golf Course and a Cinema.**

**Mundesley itself boast a range of amenities from Hairdressers to a Doctor's Surgery, Fish & chip Shop and a few local shops, where you can pick up the essentials. Mundesley prides itself on its Blue Flag status beaches, which are perfect for a relaxing day on the beach.**

**This property consists of hallway, living room, kitchen, conservatory, downstairs bathroom, two bedrooms upstairs, front & rear gardens and parking at the back of the property**

#### **Entrance Hall**

uPVC door to the front aspect and stairs and handrail to the first floor, fuse boxes and coat hooks.

#### **Lounge**

16' 4" x 11' 3" ( 4.98m x 3.43m )

Double glazed window including blinds to the front aspect with sea views, storage heater, freestanding gas coal effect fire on tiled hearth and carpeted flooring.

#### **Kitchen**

9' 11" x 9' 11" ( 3.02m x 3.02m )

Fitted kitchen with range of oak wood wall and floor units and granite effect work surfaces over, electric range oven and gas hob, cooker hood, washing machine and fridge freezer, sink drainer, tiled splashbacks, cupboard under stairs, double glazed window including blind to the rear aspect, uPVC door to the conservatory and wooden laminate flooring.

#### **Conservatory**

9' 2" x 7' 1" ( 2.79m x 2.16m )

Double doors to the garden, steps down to the garden, wall mounted electric heater, wooden laminate flooring. (10 year guarantee constructed in 2019)

#### **Bedroom One**

16' 1" x 8' 9" ( 4.90m x 2.67m )

Sloped ceiling, storage heater, double glazed window including blind to the rear aspect and carpeted flooring.

#### **Bedroom Two**

16' 2" x 6' 8" ( 4.93m x 2.03m )

Sloped Ceiling, storage heater, double glazed window including blind to the rear aspect, carpeted flooring and airing cupboard with foam lagged cylinder and shelving to the side. .

#### **Bathroom**

Suite comprising of bath with electric shower over, wash hand basin, WC, double glazed window including blind, wood effect laminated flooring and wall mounted Baxi gas heater.

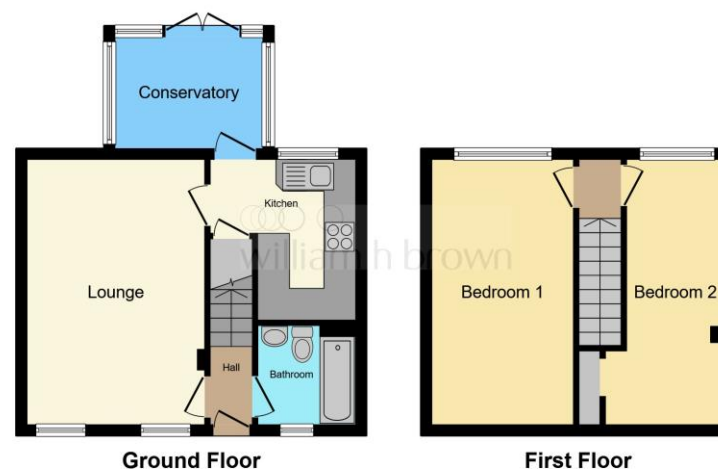
#### **Exterior**

To the front of the property is a lawned area with a pathway leading to the front door.

To the rear of the property is a low maintenance garden mainly laid to lawn, gate and metal garden shed with power, pathway to the conservatory and 2 parking spaces.

#### **Agents Note:**

Furniture available to separate negotiations.



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.focalagent.com



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## **The Coach House Cromer Road, Mundesley Norwich**

- No Onward Chain
- Two Bedroom Coach House Conversion
- Sea Views
- Off Street Parking
- Front & Rear Gardens

Tenure: Freehold EPC Rating: E  
Council Tax Band: B

offers over  
**£190,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CRM108491 - 0009

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