

Aldreds
Estate Agents



46. Sunbeach California Road
California, Great Yarmouth, NR29 3QN
£30,000



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Aldreds are pleased to offer this attractively presented, south facing semi detached holiday chalet sold equipped. The chalet is on a popular coastal village site with nearby amenities and located a short walk to the beach. The accommodation comprises of a living room, kitchenette, two bedrooms and bathroom. The chalet benefits from a small patio terrace, communal gardens, double glazed windows and adjacent car parking. An early viewing is recommended.

Living Room

11'9" x 11'5" (3.58 x 3.48 (3.59 x 3.49))

Part double glazed pvc entrance door, double glazed window to front aspect, wood effect vinyl flooring, two sofas, fuse board and meter, wall mount tv point, open access to:

Kitchenette

8'2" x 5'4" (2.49 x 1.63)

Fitted with white wall and matching base units with roll top work surface over, electric cooker, single drainer stainless steel sink, tiled walls, wood effect vinyl flooring, double glazed window to rear aspect, recess with fridge, built in airing cupboard housing the copper hot water cylinder.

Bedroom 1

8'1" x 8'1" (2.46 x 2.46)

Plus storage recess, double bed, bedside cabinets, double glazed window to front aspect.

Inner Lobby

Doors leading off to:

Bedroom 2

7'11" x 7'5" (2.41 x 2.26 (2.42 x 2.25))

Plus storage recess, double glazed window to rear aspect, two single beds, bedside cabinet.

Bathroom

White suite comprising panel bath with electric shower over, vanity unit with inset wash basin, low level wc, mainly tiled walls, frosted double glazed window to rear aspect.





Outside

To the front of the chalet is a small covered southerly facing terrace and beyond communal lawned grounds with adjacent car parking.

Tenure

Leasehold.

60 years from 01.11.1996

Site fees for 205/2026 = £1820 Plus VAT

Site open March to October

Dogs allowed if kept on a lead.

Services

Mains water, electric and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

California and Scratby are coastal villages approximately 5 miles north of Great Yarmouth. With sandy beaches backed by cliffs * Garden centre with general provisions store * First, Middle and High Schools are available in neighbouring village of Caister on Sea. Local bus services operate between the coastal villages and Great Yarmouth. California owes its name to the discovery of 16th century gold coins on the beach in 1848 at the same time as the Californian 'gold rush' was taking place in America. These lovely, quieter villages are great holiday spots bordering the sea, and ideal touring bases for Great Yarmouth, the Norfolk Broads and surrounding countryside.

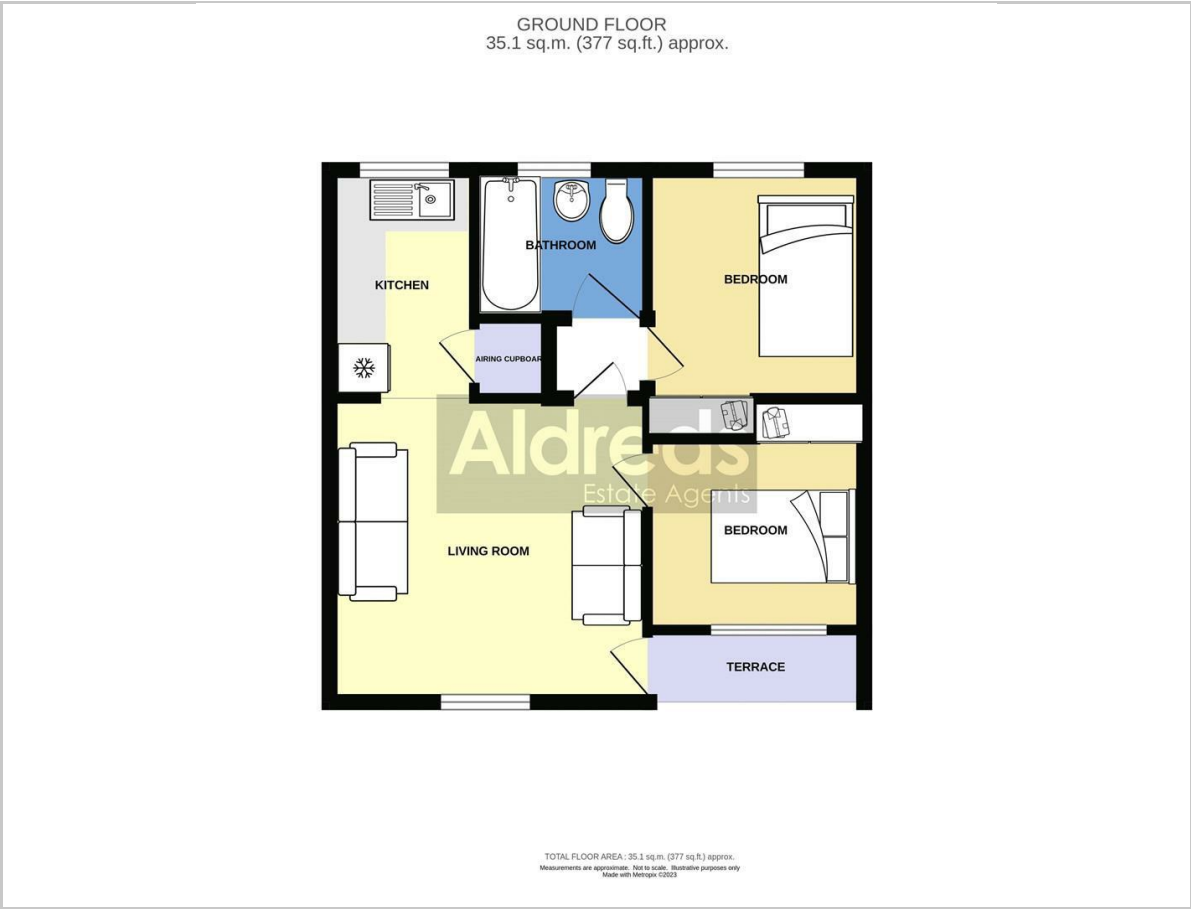
Directions

Leave Yarmouth heading north along the A149 Caister Road, continue past the Yarmouth Stadium at the roundabout turn left onto the Caister Bypass at the next roundabout continue over into Jack Chase Way, at the Grange Hotel roundabout, take the second exit into Scratby Road, turn right just past the East Coast Family Restaurant into California Road, turn left into the Sunbeach Holiday Village and bear right past the reception building and continue to the bottom of the car park where the chalet can be found on the right hand side.

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Floor Plan

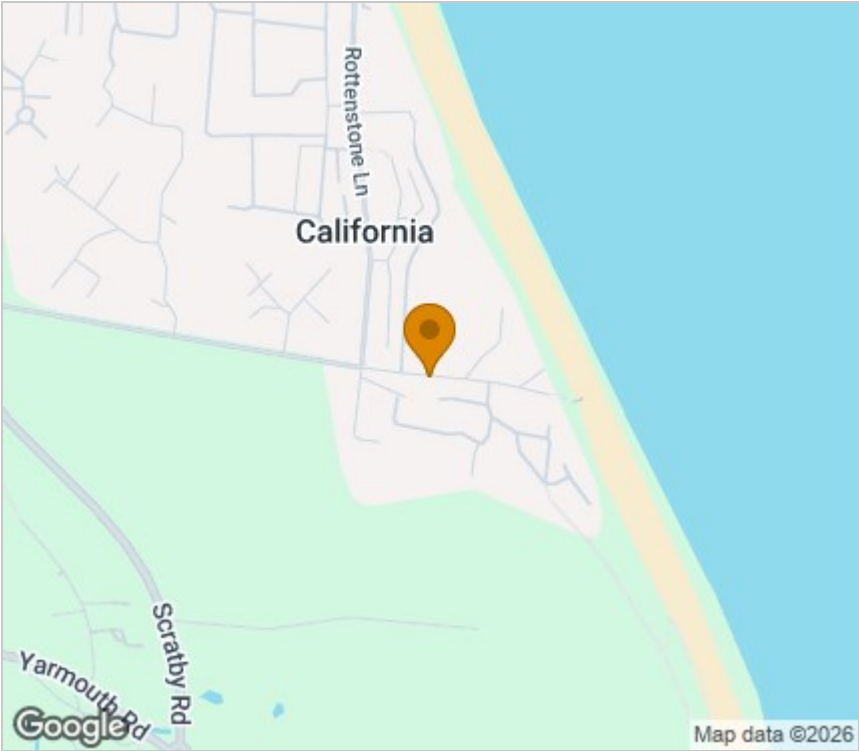


Viewing

Please contact our Aldreds Great Yarmouth Office on 01493 844891 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

