



FLAT 8, 7 NORWICH ROAD

Cromer, NR27 0AZ

Guide Price £170,000

Leasehold

FLAT 8

7 Norwich Road
Cromer
NR27 0AZ

- Chain free
- Guide Price £170,000-£180,000
- First-floor apartment in an attractive period building
- One of only two flats in the building with two bedrooms
- Lovely bay window enhancing the principal living space
- Redecorated & re-carpeted in June 2024
- Access to private attic storage
- Communal garden & roof terrace with sea views
- Large private car park with space for one vehicle





Situated on Norwich Road, this appealing apartment offers an excellent opportunity to enjoy life in the charming coastal town of Cromer. Renowned for its traditional seaside character, sandy beach, historic pier & independent shops, Cromer provides a wonderful blend of coastal living and everyday convenience. A selection of cafés, restaurants & local amenities can be found within the town, while the surrounding North Norfolk coastline offers beautiful scenery, coastal walks & picturesque villages to explore.

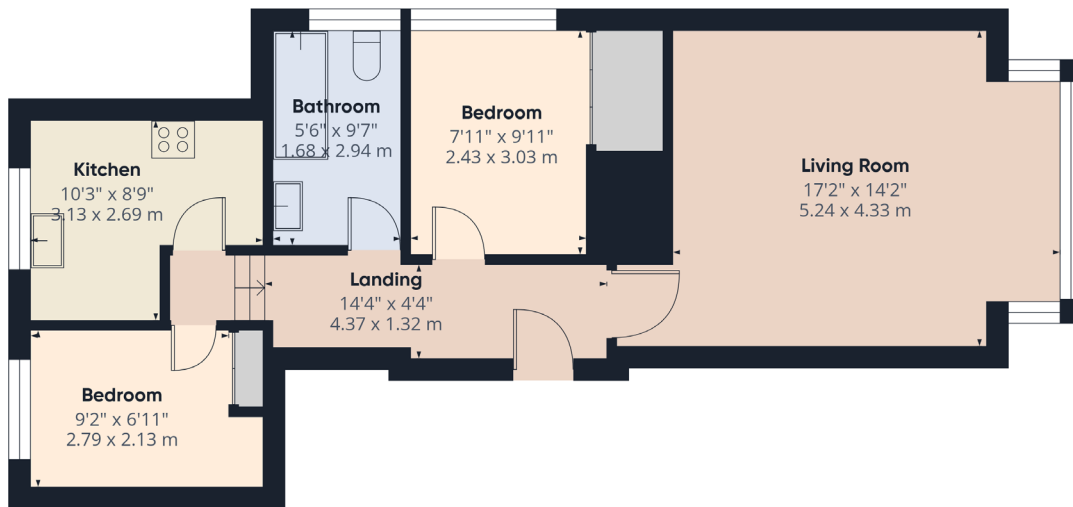
Occupying the first floor of an attractive period building, the apartment combines a light, welcoming interior with a practical layout. The living room is a particularly inviting space, with a lovely bay window creating an attractive focal point & drawing in natural light. The separate kitchen is fitted with a range of units & work surfaces, while two bedrooms provide comfortable accommodation. The bathroom completes the internal accommodation, and the property was redecorated & re-carpeted in June 2024, offering a fresh and well-presented feel. Private attic storage provides useful additional space, ideal for keeping belongings neatly tucked away.

Outside, residents can enjoy access to a communal garden, offering a pleasant spot to relax, alongside a communal roof terrace where sea views provide a lovely reminder of Cromer's coastal setting. A large private car park provides parking for one vehicle, adding welcome convenience to everyday life. Combining attractive period features, two-bedroom accommodation & appealing communal outdoor spaces, this is a delightful coastal home with plenty to enjoy.









Approximate total area⁽¹⁾
621 ft²
57.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Services connected: Mains water, electricity, gas & drainage.

Council Tax: Band A.

Energy Efficiency Rating: To be confirmed.

Tenure: Leasehold – 999 year lease from 01/05/1980 (approximately 953 years remaining).

Service charge £1,200 per annum which covers building maintenance & insurance.

Location: What3words – ///yours.singers.correctly

15 West Street, Cromer, Norfolk, NR27 9HZ

01263 511111 • hello@henleyshomes.co.uk • henleyshomes.co.uk

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