property details **approval form**

112 Cromer Road, Mundesley, Norwich, Norfolk, England, NR11 8DF
Date: 17 April 2026 **Property Ref and Version:** CRM109227 - 0005

selling your home with us!

Not for marketing purposes INTERNAL USE ONLY

>> 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

offers in excess of £250,000

Tenure: Freehold

>> key features

- NO ONWARD CHAIN
- Five bedrooms with spacious accommodation
- Excellent potential for modernisation and improvement
- Generous living and dining areas
- Private gardens to the front and rear
- Located close to local amenities and Mundesley Beach
- EPC Rating: Awaited

>> short description

A spacious five-bedroom, two reception room, terraced townhouse in the popular coastal village of Mundesley, offering generous living accommodation across multiple floors. The property provides excellent potential for modernisation, making it ideal for families or investors looking to add value.

>> long description

CALLING ALL INVESTORS

This spacious five-bedroom, two reception room, terraced townhouse in the charming coastal village of Mundesley offers an exciting opportunity for buyers seeking a property with significant potential. Set across multiple floors, the home provides generous living accommodation, making it ideal for growing families, multi-generational living, or even those considering a holiday let or investment project.

Inside, the property boasts well-proportioned rooms throughout, including a sizeable living area, separate dining space, and kitchen with scope for modernisation and redesign. The five bedrooms are spread across the upper floors, offering flexibility for use as guest rooms, home offices or hobby spaces.

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Situated in the popular seaside village of Mundesley, the property is within easy reach of local shops, cafes,, schools, and the stunning sandy beach, known for its picturesque coastline and relaxed atmosphere. With strong community appeal and increased interest in coastal living, this home represents a rare chance to secure a substantial property in a sought after location.

Early viewing is highly recommended to fully appreciate the space, setting and potential on offer.

>> directions

>> Agent Note

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>> room description

Living Room
Bay window to front aspect, wooden flooring, two radiators, fire place.

Dining Room
Carpeted throughout, radiator, fireplace, double glazed window to rear.

Downstairs Toilet
Fully tiled flooring with WC and stand alone sink basin. Plumbing for washing machine and double glazed window to rear.

Kitchen
Fully fitted kitchen with stainless steel sink basin, space for fridge freezer, wooden flooring and double glazed window to rear.

Utility Room
Cupboard space throughout with wooden flooring, plumbing for washing machine, a radiator and double glazed window to side.

Bathroom
Laminate wood flooring, sink basin, radiator, shower over bath and double glazed window.

Wc
Separate to bathroom with double glazed window to side.

Bedroom 1
Carpeted throughout with feature fireplace, radiator and double glazed window to rear.

Landing/Hallway
Carpeted throughout

Bedroom 2
Carpeted throughout with feature fireplace, radiator and double glazed window to front.

Bedroom 3
Chipboard flooring with radiator and double glazed window to front.

Bedroom 4
Carpeted throughout, radiator and double glazed window to rear.

Bedroom 5
Carpeted throughout with radiator and double glazed window to front.

>> room description

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>> property images

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>> floor plan

>> approval

	Signature	Date
Matthew Smith		
Jayne Allen **Quick Move Now Limited**		