



Aldreds
Estate Agents



363 Sundowner Holiday Park Newport Road

Hemsby, Great Yarmouth, NR29 4NW

£25,000



Aldreds are pleased to offer this mid terraced holiday chalet with a south facing aspect situated on this quiet popular coastal village site located in the Newport area of Hemsby. The chalet offers accommodation including living room, kitchenette, two bedrooms and bathroom. The property benefits from double glazed windows. The fridge/freezer, sofa bed and matching chair are included in the sale, all other furniture will be removed. Outside there are communal lawned gardens and nearby car parking.



Living Room 12'1" x 11'5" (3.7 x 3.5)

Part double glazed uPVC entrance door to front, double glazed window to front aspect, meter storage cupboard, tv point, two seater sofa and arm chair, table and chairs, wall tv point, open access to:

Kitchenette 8'2" x 5'4" (2.51 x 1.64)

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

Bedroom 1 8'1" x 7'5" (2.47 x 2.27)

Plus built in wardrobe cupboard, double glazed window to front aspect, fitted carpet, double bed.

Inner Lobby

Doors leading off to:

Bedroom 2 8'1" x 7'5" (2.47 x 2.27)

Plus wardrobe cupboard, double glazed window to rear aspect, fitted carpet.

Bathroom

White suite comprising panelled bath, pedestal wash basin, low level wc, part tiled walls, vinyl flooring, frosted double glazed window to rear aspect.

Outside

Immediately in front of the chalet is an area of south facing paved patio. The chalet sits in communal lawned grounds with parking nearby.

Tenure

Leasehold.

99 year lease commencing from 2019 with approximately 92 years remaining

Site Fees 2025 - £2111.36

Site opens from 1st March to 31st October.

Dogs are allowed on the site.

Services

Mains water, electric and drainage.

Council Tax

Great Yarmouth Borough Council - Band 'A'

Location

Hemsby is a coastal village approximately 7 miles north of Great Yarmouth. The tourist-based part of the village lies along Beach Road and is commonly known as Hemsby Beach. At the beach end of the road are a number of cafes, shops and amusement arcades, ten-pin bowling, bingo, a play area and many different machines. A variety of seaside-style cafes and restaurants are available, offering sit-down meals, take-away fish and chips and Chinese food. Fun fairs, crazy golf courses and children's rides also feature on a number of sites along the street.

Directions

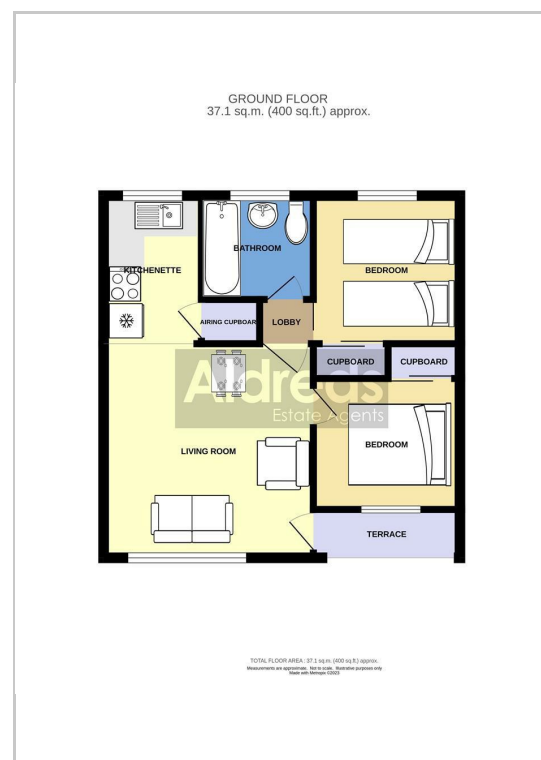
From the Yarmouth office head north along the A149 Caister Road, continue past the Yarmouth Stadium, at the roundabout turn left onto the Caister Bypass, continue over the next roundabout into Jack Chase Way, continue over the next roundabout into Scratby Road, continue into Yarmouth Road, turn right into Newport Road, continue towards the end of the road, turn right into Sundowner Holiday Park, continue along the access road passing the site office on the left hand side, and continue to the bottom where the chalet can be found on the left hand side just before the road bends left.

Ref: Y12609/01/26

Area Map



Floor Plans



Disclaimer

These particulars are issued on an understanding that all negotiations shall be conducted through Messrs. Aldreds. Please note: Messrs. Aldreds for themselves and for the vendors or lessors of this property whose agents they are given notice that: 1. Particulars are set out as a general outline only for guidance of intending purchasers or lessees, and do not constitute nor constitute part of, an offer or contract. 2. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. 3. No person in the employment of Messrs. Aldreds has any authority to make or give any representation or warranty whatever in relation to this property. 4. If you are proposing to visit the property and are traveling some distance please check with Aldreds on the issue of availability prior to traveling. 5. Aldreds Property Consultants and associated services may offer additional services to the prospective purchaser for which they will be entitled to receive a commission.

Aldreds are pleased to be working with Mortgage Advice Bureau. They're an award-winning mortgage broker with over 1,400 advisers across the UK, and have access to over 12,000 mortgage products from over 90 lenders. Aldreds Estate Agents Ltd receive a commission of £200 on each completed case. Your home may be repossessed if you do not keep up repayments on your mortgage. There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1%, but a typical fee is 0.3% of the amount borrowed. Mortgage Advice Bureau is a trading name of Mortgage Seeker Limited which is an appointed representative of Mortgage Advice Bureau Limited and Mortgage Advice Bureau (Derby) Limited which are authorised and regulated by the Financial Conduct Authority. Mortgage Seeker Limited Registered Office: Lovewell Blake, Sixty Six North Quay, Great Yarmouth, Norfolk, NR30 1HE. Registered in England Number: 372141. 6. Potential purchasers should check with their providers that the broadband and mobile phone coverage they would require is available.

17 Hall Quay, Great Yarmouth, Norfolk, NR30 1HJ

Tel: 01493 844891 Email: yarmouth@aldreds.co.uk <https://www.aldreds.co.uk/>

Registered in England Reg. No. 08945751 Registered Office: 66 North Quay, Great Yarmouth, Norfolk NR30 1HE Directors: Mark Duffield B.S.c. FRICS. Dan Crawley MNAEA Paul Lambert MNAEA