



## 111 Belle Aire Holiday Estate Beach Road

, Hemsby, NR29 4HZ

£34,000



Aldreds are pleased to offer this very well presented two bedroom terraced, holiday chalet facing in a westerly direction and located in the popular Belle Aire Chalet Park. The chalet is well equipped and offers a modern fitted kitchen, shower room, two bedrooms and spacious living area. The chalet also offers the benefit of uPVC double glazed windows and doors. The property would make an ideal investment property.



Lounge/Kitchen 15'3" max 8'3" min x 14'8" max 9'6" min (4.65 max 2.54 min x 4.48 max 2.9 min)

Door to front, double glazed window to front aspect, electric cooker point, base storage units with worktops, sink with drainer

Bedroom 1 9'3" x 7'2" (2.82 x 2.2)

Double glazed window to rear aspect

Bedroom 2 9'3" x 6'10" (2.82 x 2.1)

Double glazed window to rear aspect

Shower Room 7'1" x 4'7" (2.16 x 1.42)

Shower in cubicle, hand basin, low level WC, opaque double glazed window to front aspect

#### Outside

Communal gardens and parking

#### Tenure

Leasehold. 48 years left on lease. Ground rent and ground rent approx £2400 with an additional payment of around £1500 needed to extent to to 11.5 month season. All payments are variable

#### Services

Water, electricity, drainage

#### Council Tax

Business Rated - Previously Band A

#### Location

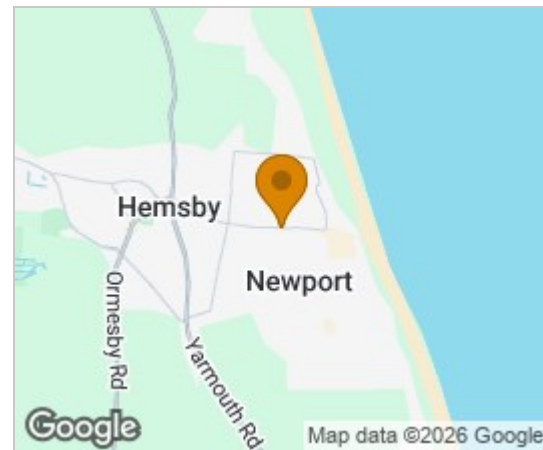
Hemsby is a coastal village approximately 7 miles north of Great Yarmouth. The tourist-based part of the village lies along Beach Road and is commonly known as Hemsby Beach. At the beach end of the road are a number of cafes, shops and amusement arcades, ten-pin bowling, bingo, a play area and many different 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

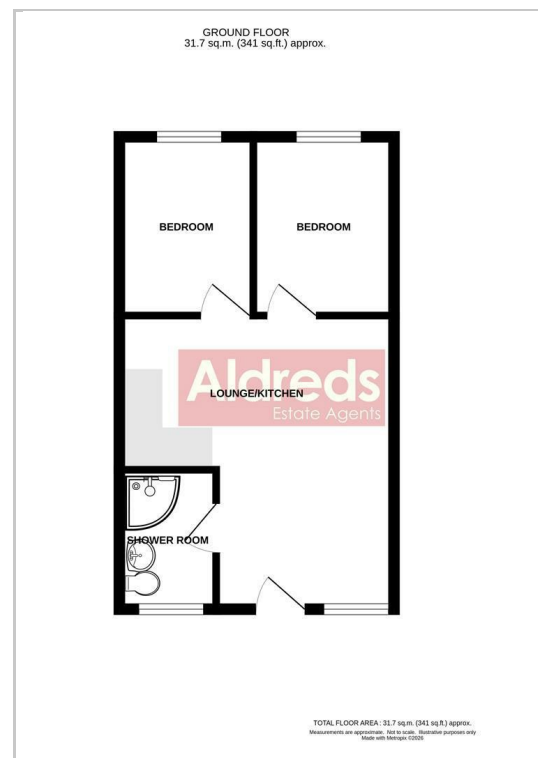
From the Yarmouth office head north along the A149 Caister Road, continue past the Yarmouth Stadium, at the roundabout turn left onto the Caister Bypass, continue over the next roundabout into Jack Chase Way, continue over the next roundabout into Scratby Road, continue into Yarmouth Road, continue into Kings Way, at the mini roundabout turn right into Beach Road, turn right into Belle Aire Chalet Park

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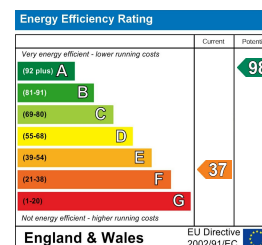
## Area Map



## Floor Plans



## Energy Efficiency Graph



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