Aldreds
Estate Agents



120 Florida Chalet Park Back Market Lane

Hemsby, Great Yarmouth, NR29 4HW

£25,000

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Aldreds are pleased to offer this very well presented, two bedroom semi detached holiday chalet sitting on the popular Florida Holiday Park in the coastal village of Hemsby. This south facing chalet offers accommodation including open plan lounge/dining/kitchen area, two bedrooms and shower room. The property benefits from double glazed windows and has electric heaters. Outside there are communal lawned grounds and parking nearby. Close to local amenities. Offered with no onward chain.







Open Plan Lounge/Dining/Kitchen

Lounge/Dining Area 12'8" x 12'7" (3.86 x 3.84 (3.87 x 3.83))
Part double glazed uPVC entrance door to front, double glazed window to front aspect with fitted blinds and curtains, wall mount tv point, wall mounted electric panel heater, open access to:-

Kitchen 7'1" x 6'0" (2.16 x 1.83 (2.17 x 1.82))
Double glazed window to side aspect, range of wood grain finish shaker style kitchen units with wall and matching base units with roll top work surface over, integrated electric oven and hob, extractor fan, part tiled walls, stainless steel sink and drainer, recess with fridge, wood effect laminate flooring.

Bathroom
White suite comprising panelled bath with thermostatic controlled shower fitting over, pedestal wash basin, low level wc, tiled walls, two frosted double glazed windows to side aspect with roller blinds, extractor fan.

Bedroom 1 9'9" x 9'5" (2.97 x 2.87)
Built in wardrobe cupboard, double glazed window to rear aspect with fitted blinds and curtains, wall mounted electric panel heater, bunk beds and single bed.

Bedroom 2 8'7" x 8'3" (2.62 x 2.51)
Built in wardrobe cupboard, wall mounted electric panel heater, double glazed window to rear aspect with fitted blinds and curtains, double bed.

Outside
The chalet sits in communal lawned gardens which face a southerly direction with parking nearby.

Tenure
Leasehold.

Term remaining approximately 42 years. 99 Year lease from 1969

Site opens from 1st March to 31st October.

Ground rent and maintenance/service charges for 2019/20 £726.26

No dogs allowed.

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 for approximately 200 yards turn left into Market Lane, take the second turning on the right into the Florida Holiday Park, follow the road slightly to the right where the chalet can be found towards the bottom.

EPC Rating - F (34)

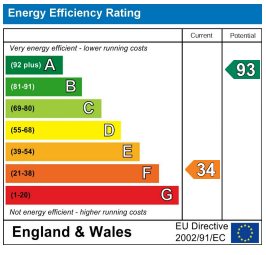
Area Map



Floor Plans



Energy Efficiency Graph



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