



4 Little Scratby Crescent, Scratby
Great Yarmouth



Minors & Brady

4 Little Scratby Crescent

Scratby, Great Yarmouth

Imagine waking up to sweeping views of the Norfolk coastline, the sound of waves in the distance, and the sea always in sight. This fully renovated detached bungalow on the cliffs of Scratby offers just that, combining light-filled, modern interiors with a sense of space and privacy. With an open-plan kitchen and living area, a bright conservatory framing the sea views, two double bedrooms each with private en-suites, and a well-maintained garden with patio and lawn, it provides a welcoming home for everyday living, a coastal holiday base, or a savvy investment. Cash buyers only, with a new roof completed in April 2025, this property is ready to enjoy from day one.

Agents Notes

Freehold

Connected to mains water, electricity and drainage.

Electric heaters.

Non-standard construction with concrete foundations.

DISCLAIMER: All buyers are advised to do their own due diligence with their solicitor and surveyor in regards to environmental changes in the area.



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Scratby

Little Scratby Crescent is located in the coastal village of Scratby, a quiet community on the Norfolk coast just north of Great Yarmouth. The crescent lies a short walk from the beach, giving residents easy access to coastal paths and open sandy stretches.

For everyday needs, Scratby has a small cluster of local shops including a convenience store, post office, takeaway cafés, and a bakery. More extensive shopping options, including supermarkets, high-street shops, and banks, are available in nearby Caister-on-Sea or in Great Yarmouth, both easily reached by a short drive or local bus.

Families are served by nearby schools: Ormesby Village Infant School and Ormesby Village Junior School are the closest primary schools, while older students typically attend Caister Academy or schools in Great Yarmouth.

Transport links are practical for a coastal village. Local bus services connect Scratby with Great Yarmouth, Caister, and surrounding villages, while main roads such as the A149 provide direct access to Norwich and other regional centres. The nearest railway station is in Great Yarmouth, offering regional rail connections.



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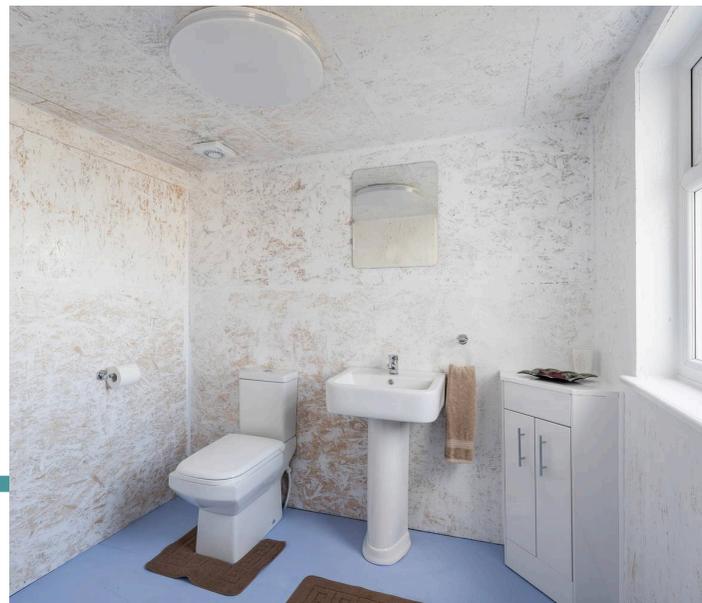
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Cash buyers only! This fully renovated detached bungalow occupies a commanding position on the scenic cliffs of Scratby, offering uninterrupted panoramic views of the Norfolk coastline. Ideal for someone looking to live by the coast, a holiday home, or an investment purchase, the property has been carefully updated to provide modern comfort and practical living. A new roof, completed in April 2025, underlines the attention to detail throughout.

The heart of the home is the open-plan kitchen and living area, designed to support everyday life and entertaining with ease. The living space features a decorative fireplace as a subtle focal point, while the kitchen is fitted with practical units, a freestanding oven, and generous work surfaces, with space for additional appliances. Adjoining this, a light-filled conservatory extends the reception space, offering exceptional views of the sea and creating a bright, versatile area for dining or relaxing.

A functional utility room accommodates laundry appliances and also doubles as a shower room, adding convenience and adaptability. The property includes two double bedrooms, each with its own en-suite facilities. One is arranged as a bathroom, while the other incorporates a wet room, providing modern functionality and privacy.



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Outside, the garden is well maintained and thoughtfully laid out. A patio offers space for seating or dining outdoors, while the lawn provides a pleasant area for outdoor activities. Direct access to the communal green at the front enhances the feeling of space, and a shed base is already in place for additional storage or potential garden projects. Off-road parking is provided by a shingled driveway, with potential for additional spaces should the boundary fence be removed.

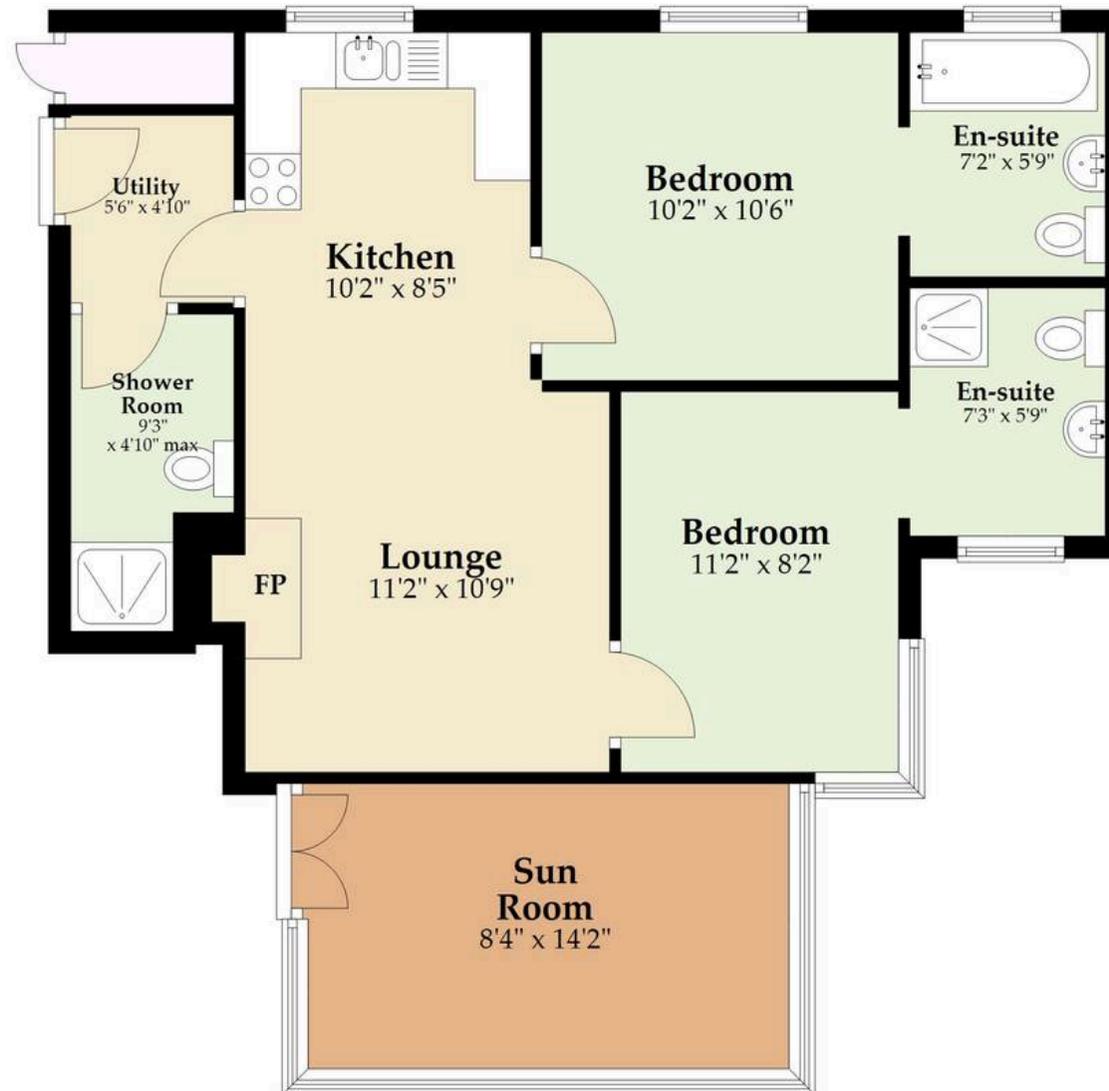
This Scratby bungalow presents a rare opportunity to enjoy coastal living with a home that has been carefully prepared for comfortable, modern life. Its elevated position ensures sweeping sea views, while the interiors offer light, practicality, and privacy. Whether purchased as a permanent home, a holiday base, or an investment, the property delivers a well-considered and welcoming space by the coast.



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Ground Floor

Approx. 710.3 sq. feet



Total area: approx. 710.3 sq. feet

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.

Dreaming of this home? Let's make it a *reality*



Meet *Sarah*
Senior Property Consultant



Meet *James*
Property Consultant



Meet *Lauren*
Property Consultant

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