



Flat 4 105 Wellesley Road, Great Yarmouth

Great Yarmouth



£650 pcm  
Minors & Brady

# Flat 4 105 Wellesley Road

Great Yarmouth

Modern one-bedroom flat in central Great Yarmouth, close to beach and amenities. Newly redecorated with new kitchen and bathroom flooring. Water included. Unfurnished. Ideal for single occupant.

- Water included in rent!
- Unfurnished - ready for you to make your mark
- Modern one bedroom apartment
- Communal entrance with postal storage
- Convenient access to main building
- Property is just a short walk from the town's stunning sandy beaches and vibrant seafront attraction
- Close proximity to excellent transport links and nearby amenities



M&B



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Council Tax band: B

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:



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This modern one-bedroom apartment offers a unique opportunity for single occupants to embrace comfortable living in a vibrant coastal town. The property boasts a welcoming ambience and a well-designed layout that maximises space and functionality, making it an ideal choice for those seeking a convenient and stylish living space. The property is in the process of being redecorated, and will have new flooring to the kitchen & bathroom. \*Water included in rent!\*

## Location

Wellesley Road is ideally situated in the heart of Great Yarmouth, just a short walk from the town's stunning sandy beaches and vibrant seafront attractions. This prime location offers easy access to a variety of shops, cafés, and restaurants, making it perfect for those who enjoy coastal living with modern conveniences close at hand. With excellent transport links and nearby amenities, including the historic town centre, local parks, and entertainment venues, this property provides the perfect blend of relaxation and accessibility in one of Norfolk's most popular seaside destinations.

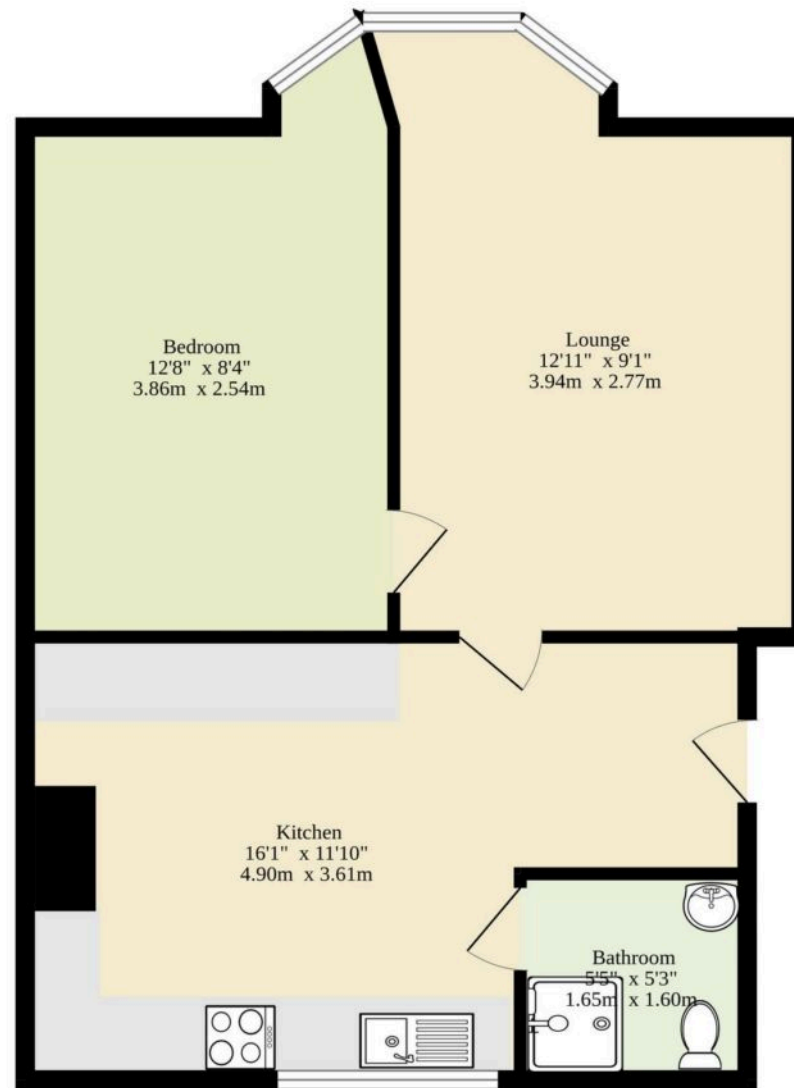
## Wellesley Road

Upon stepping inside, you are greeted by the kitchen with enough space for a small dining area. This versatile space sets the stage for culinary adventures and intimate dining experiences, providing the perfect backdrop for entertaining guests or enjoying quiet meals at home. The spacious living room offers a comfortable retreat, whether you're unwinding after a long day or setting up a home office. The bedroom provides a space for rest and relaxation amidst your own personal touches.

The property features a well-appointed shower room for added convenience, ensuring that your daily routine is both



Ground Floor  
431 sq.ft. (40.0 sq.m.) approx.



TOTAL FLOOR AREA : 431 sq.ft. (40.0 sq.m.) approx.

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



Meet *Sarah*  
Senior Property Consultant



Meet *James*  
Property Consultant



Meet *Lauren*  
Property Consultant

Minors & Brady  
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