



Aedis, 61 Broadland Marina, Marsh Road

£40,000 Leasehold

****Guide price - £40,000 - £50,000**** Introducing an amazing opportunity for you and your family to enjoy this spectacular holiday home. Nestled on the desirable banks of Oulton Broad, at Broadlands Park & Marina. Offering a wide range of activities, local amenities and natural surroundings. Its accommodation consists of an open plan living room/kitchen, two double bedrooms, a shower room and decked terrace. This beautiful retreat is one you would not like to miss!

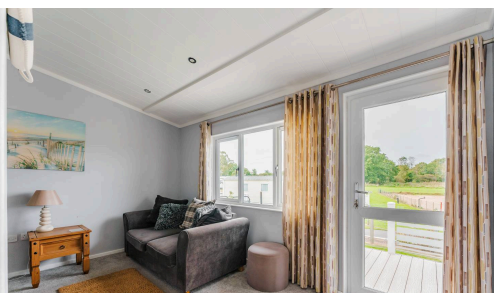
Council Tax band: TBD

Tenure: Leasehold

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LOCATION

Oulton Broad is a wonderful area of Suffolk close to the popular seaside town of Lowestoft. It has one of the finest stretches of inland water in the UK and forms the southern gateway to the Broads National Park. A popular place to come for water sports such as; sailing, canoeing, rowing & boating as well as pampering & self-indulgence sessions in restaurants, cafes, pubs, wine bars, shops & health & beauty salons. It is well connected with 2 train stations offering direct services to Norwich and Ipswich, with fast and frequent



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BROADLAND MARINA

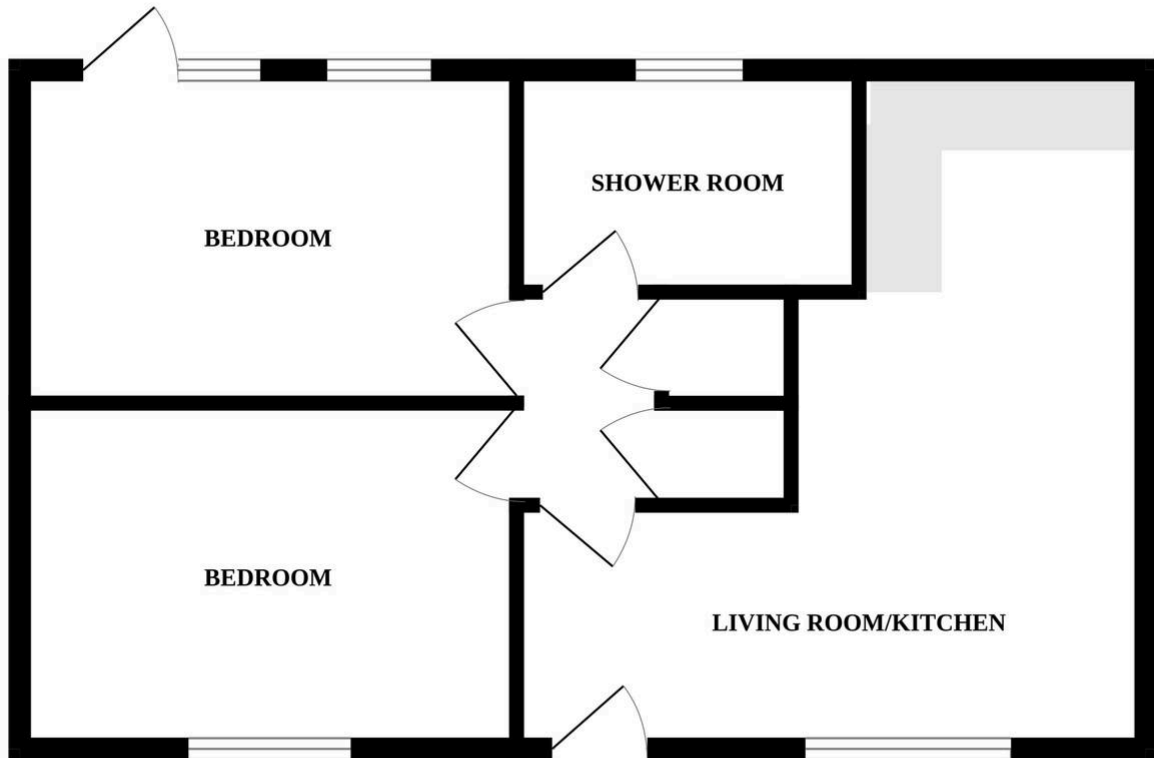
Broadlands Park & Marina is a wonderful holiday destination situated on the tranquil banks of Oulton Broad in East Anglia. It offers a picturesque and serene environment for visitors to enjoy. The park caters to a wide range of interests with activities such as marshland walks and nearby water sports for adventure enthusiasts. Inside the park, there's an indoor heated swimming pool, making it a great choice for families and those seeking relaxation. Dining is convenient at Moss & Co Broadlands, and additional recreational opportunities can be found at Nicholas Everitt Park. Thrill-seekers can easily access the nearby Pleasurewood Hills Theme Park, while summer months offer the excitement of sailing and powerboat racing from the private marina. Overall, Broadlands Park & Marina offers a well-rounded vacation experience suitable for various preferences and interests, set amidst a beautiful natural backdrop.

STEP INSIDE...

Step inside where you are instantly greeted by a welcoming ambiance. The open plan living area is where you can present your comfortable furniture and dining set up. With the presence of a well-equipped kitchen, fitted with units and appliances to be able to cook your favourite meals.

This holiday home benefits from two double bedrooms, designed to offer you relaxation and privacy. The shower room comprises of a three piece suite, accommodating all family members and guests.





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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