

149 Sunbeach Holiday Park, California Road, Scratby - NR29 3QL

£35,000 Leasehold

Ideally positioned on the popular California Holiday Park, this well-presented brick-built two-bedroom chalet offers a fantastic opportunity for a private coastal escape or a profitable holiday let. Inside, you'll find a bright and spacious open-plan kitchen, living, and dining area with a cosy fireplace, two comfortable bedrooms with built-in wardrobes, and a tiled bathroom. A covered porch at the entrance provides a pleasant outdoor seating area, while off-road parking adds convenience. Residents also benefit from a variety of on-site facilities, all just a short stroll from the sea.

Location

Sunbeach Holiday Park enjoys a fantastic coastal position along California Road in Scratby, offering a relaxed seaside lifestyle just moments from the beach. Perfectly placed for holidaymakers and second-home owners alike, the park provides easy access to sandy shores, scenic cliff walks, and the popular Norfolk Broads. Nearby, the charming village of Scratby offers a selection of local shops, cafes, and amusements, while Great Yarmouth's vibrant attractions, supermarkets, and transport links are just a short drive away. Whether you're looking for a peaceful coastal setting or a base for exploring Norfolk's coastline, this location offers the best of both worlds.



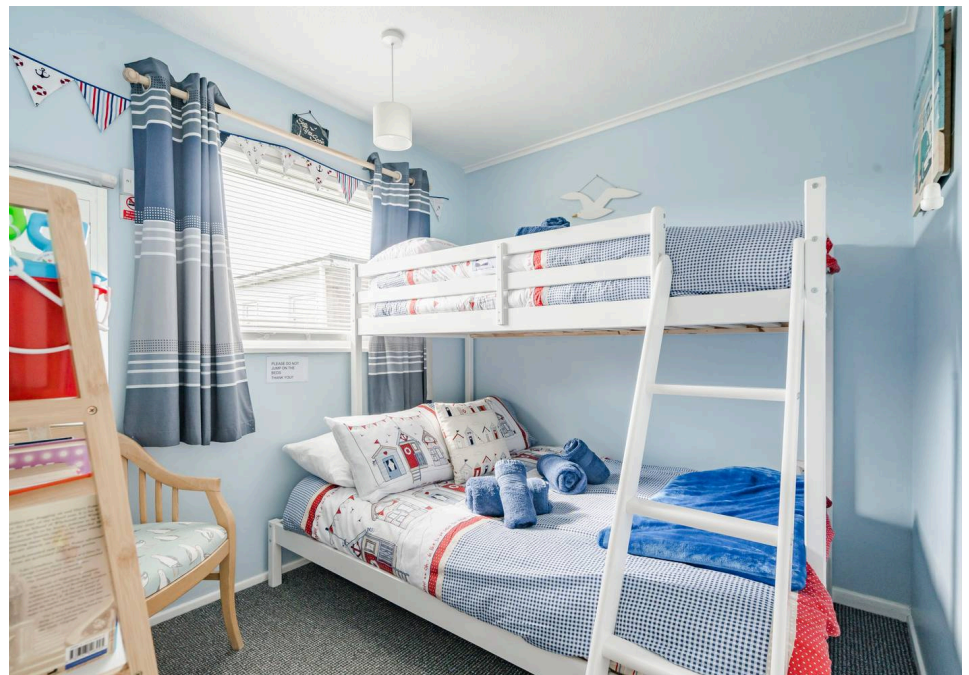
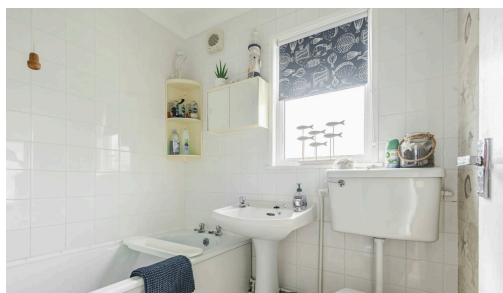
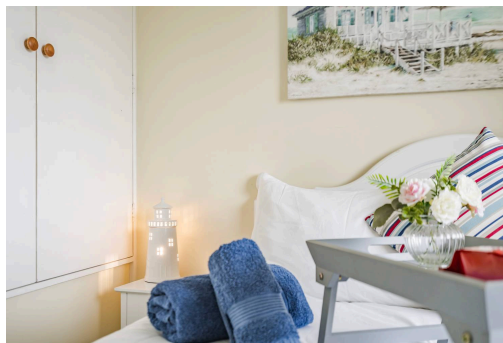
Agents notes

We understand that the property will be sold freehold, connected to mains services water, electricity and drainage.

Years left on the lease- TBD

Heating system- Electric Central Heating

Council Tax Band- A



Sunbeach Holiday Park, California Road, Scratby

Step inside this bright and airy brick-built chalet, where a generous open-plan kitchen, living, and dining area forms the heart of the home. This inviting space features a cosy fireplace, creating a warm focal point, while large windows allow natural light to flood in, enhancing the sense of space. It's perfectly suited for both everyday living and entertaining.

The kitchen is well equipped with wood-effect cupboards, ample counter space, a tiled splashback, and a freestanding oven and stove — all designed to make mealtimes a pleasure. A useful built-in storage cupboard adds to the practicality of the space.

Towards the rear of the property are two well-proportioned bedrooms, each featuring cosy carpeted flooring and built-in wardrobes to maximise storage. The family bathroom is neatly finished with tiled walls and includes all the essentials for day-to-day convenience.

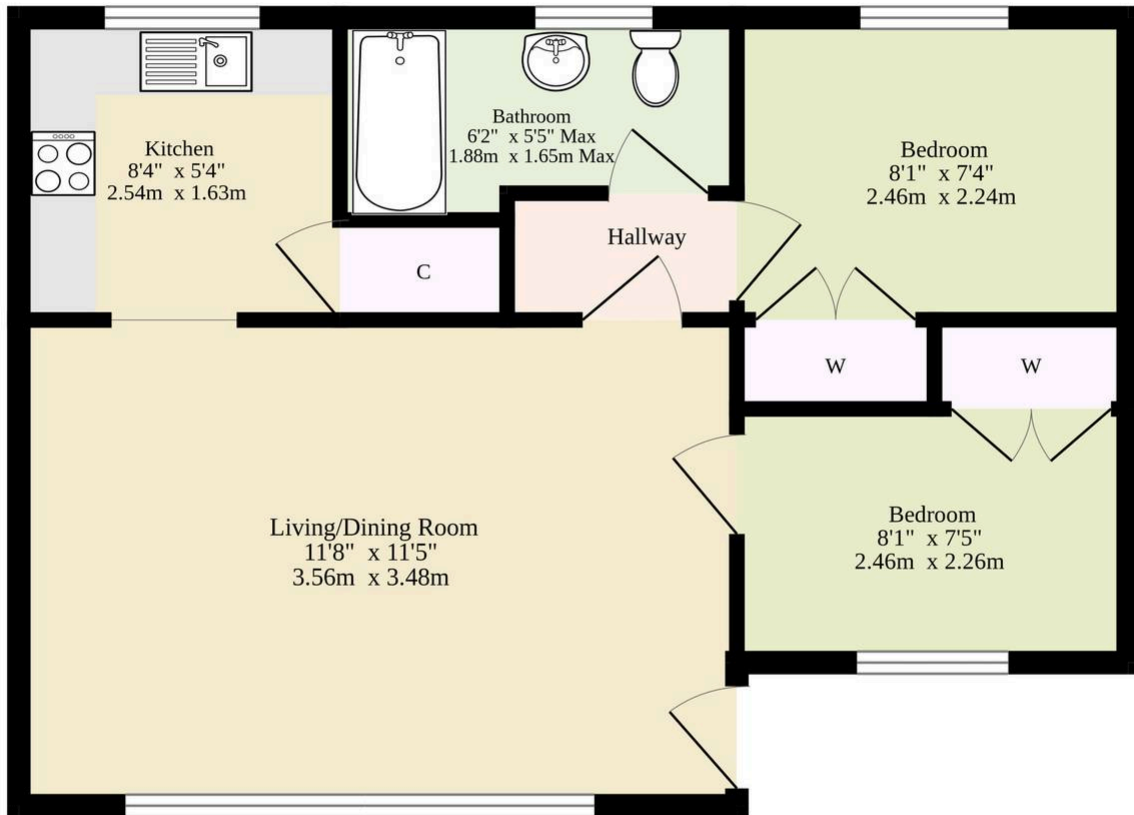
The chalet benefits from double glazing throughout and features a covered porch at the entrance — a covered area ideal for enjoying your morning coffee or simply sitting with the key in the door, taking in the sea air.

Off-road parking is also available, adding further convenience.

California Holiday Park provides access to various on-site and nearby amenities, including leisure facilities and recreational activities to suit a range of interests, all contributing to a vibrant and enjoyable coastal lifestyle.



Ground Floor
345 sq.ft. (32.1 sq.m.) approx.



TOTAL FLOOR AREA : 345 sq.ft. (32.1 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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