

42 Darwin Court Nuffield Crescent, Gorleston - NR31 7LP

£210,000 Freehold

Built in 2016 and immaculately presented throughout, this modern mid-terrace home offers stylish and practical living in a sought-after location near the coast. The property features two generous double bedrooms, a contemporary family bathroom, and a downstairs WC. It includes a bright lounge with wood-effect flooring and a spacious open-plan kitchen/diner with modern gloss units and space for dining. Outside, you'll find a fully enclosed, low-maintenance rear garden with artificial grass, along with off-road parking for three vehicles, two at the front and one at the rear. Ideally situated within easy reach of local supermarkets, everyday amenities, and the sandy beach.

Location

Darwin Court on Nuffield Crescent enjoys a convenient position within Gorleston, just a short distance from the town's superb range of amenities. Residents benefit from easy access to Gorleston High Street, which offers a selection of shops, cafes, and services, as well as nearby supermarkets for everyday essentials. The popular Gorleston beach is within easy reach, providing a wide stretch of sandy shoreline and a scenic promenade ideal for walks and leisure. The area is well served by public transport links and road access, connecting quickly to Great Yarmouth and beyond. Nearby schools, medical facilities, and recreational spaces make this a practical and appealing location for a wide range of buyers.



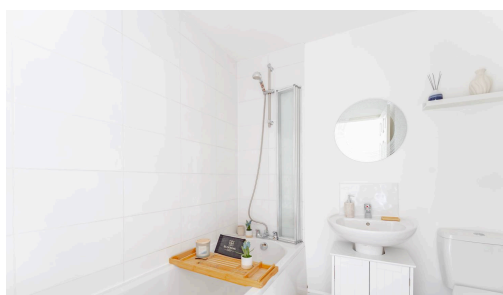
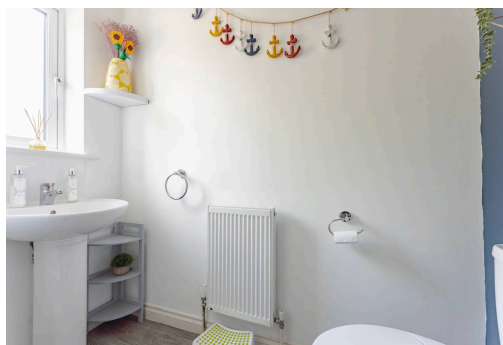
Agents notes

We understand that the property will be sold freehold, connected to all main services.

Service charge- Approximately £110, paid every 6 months

Heating system- Gas Central Heating

Council Tax Band- B



Darwin Court, Nuffield Crescent, Gorleston

Step into the entrance hall, where a conveniently placed WC adds everyday practicality.

From here, continue into the inviting lounge, bright and comfortable, featuring contemporary wallpaper, wood-effect flooring, and a generous built-in storage cupboard.

The same flooring continues through to the open-plan kitchen/diner, which is fitted with modern gloss-white units, wood-effect worktops, and a smart tiled splashback. An electric oven and hob, along with plumbing for a washing machine, make this space both functional and attractive. There's also ample space for dining, and a door from the kitchen provides direct access to the rear garden.

Upstairs, the landing includes another handy storage cupboard and gives access to two spacious, light-filled bedrooms. The main bedroom includes a freestanding wardrobe with sliding doors, while the second is equally well-proportioned.

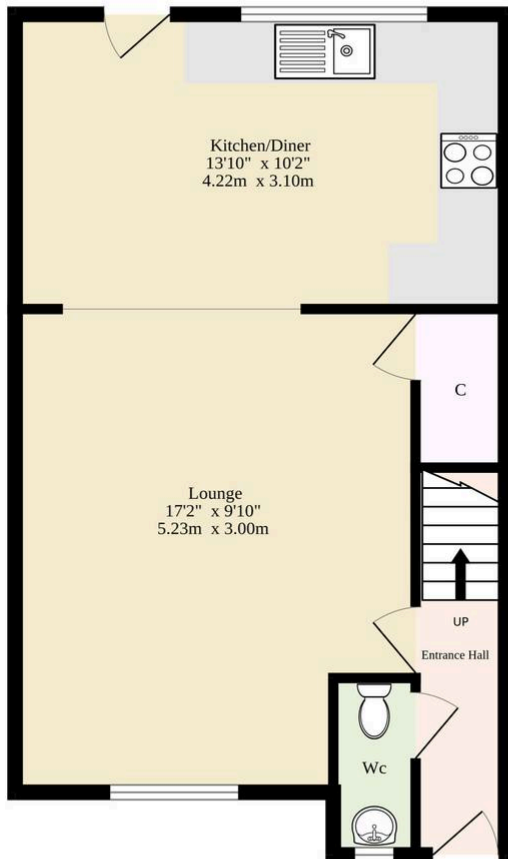
The contemporary family bathroom is finished with tiled flooring and surrounds, and includes a white suite with a panelled bath and shower over, creating a clean and functional space.

Outside, the rear garden offers a private, low-maintenance space, fully enclosed and laid with artificial grass for easy upkeep and year-round greenery, ideal for relaxing, entertaining, or providing a safe area for children to play. There's room for outdoor seating or potted plants, making it a space that can be enjoyed throughout the warmer months. A rear gate provides convenient access to the back of the property.

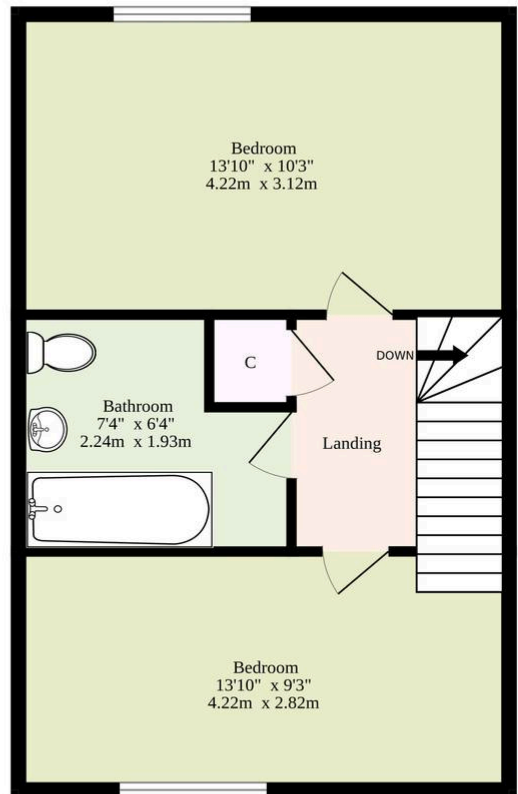
Off-road parking is available for two vehicles at the front, with a third private parking space located to the rear.



Ground Floor
387 sq.ft. (36.0 sq.m.) approx.



1st Floor
319 sq.ft. (29.6 sq.m.) approx.



TOTAL FLOOR AREA : 786sq.ft. (73.0 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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