



8 Biscay Gardens, Caister-On-Sea  
£350,000



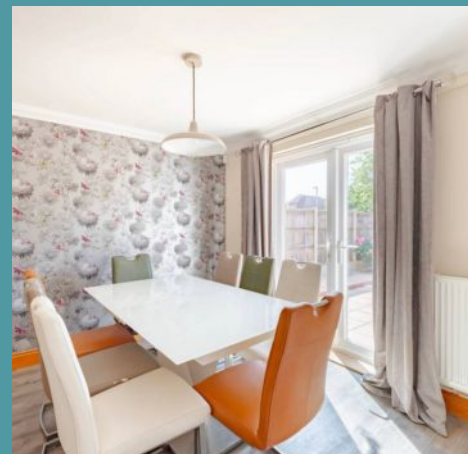
## 8 Biscay Gardens

### Caister-On-Sea, Great Yarmouth

Modernised and extended to suit family living, this detached home sits in a quiet cul-de-sac in the sought-after coastal village of Caister-on-Sea, just a short walk from the beach, dunes, and local amenities. The spacious layout features four good-sized bedrooms, a contemporary family bathroom, and an en-suite to the main bedroom. Living spaces include a generous lounge, a separate dining room with French doors to the garden, and a superb open-plan sitting room and kitchen fitted with cream units, solid wood worktops, integrated appliances, and a breakfast bar. A utility room and ground-floor WC add further convenience. Outside, the south-facing garden is designed for easy upkeep with a paved patio and a large workshop shed, while the expansive front driveway offers parking for up to five vehicles.

#### Location

Biscay Gardens is located in the popular coastal village of Caister-on-Sea, just a short walk from the beach and dunes. The area offers a wide range of local amenities, including shops, cafes, a post office, pubs, and a large supermarket, all within easy reach. Families benefit from nearby schools and medical services, while regular bus routes provide straightforward access to Great Yarmouth and Norwich. Caister also enjoys its own historic castle, scenic coastal walks, and access to the Norfolk Broads, making it an excellent spot for both everyday convenience and outdoor leisure. The village has a strong sense of community with year-round local events and clubs. Whether you're looking for a full-time home or a coastal getaway, Caister offers a well-connected setting with plenty to explore.







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Caister-On-Sea, Great Yarmouth

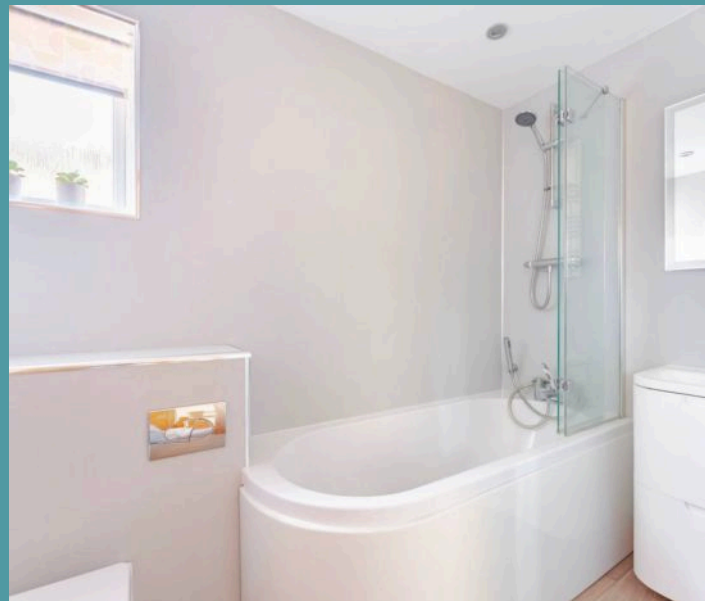
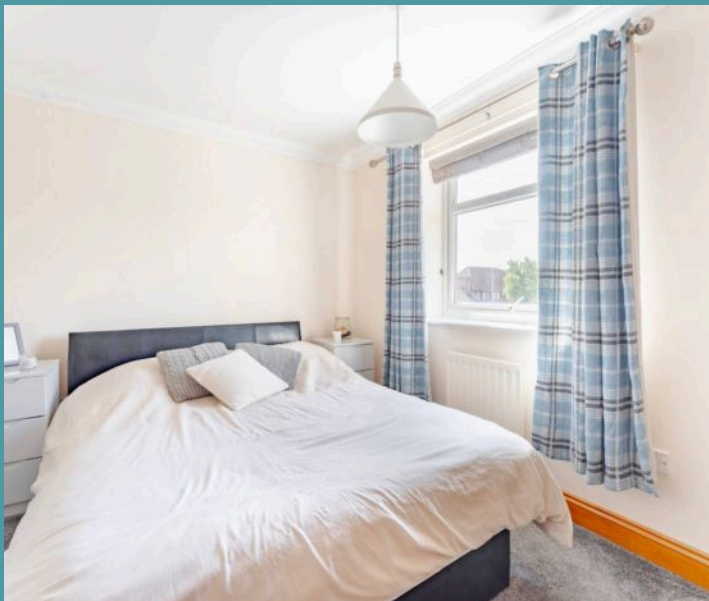
### Biscay Gardens, Caister-On-Sea

Step into the hall where you're welcomed by wood-effect laminate flooring that continues through into the superb open-plan sitting room and kitchen. This spacious and stylish area provides excellent everyday living space, with two windows bringing in natural light from the front, a wall-mounted TV point, two radiators, and a useful storage cupboard.

The kitchen has been extensively fitted with cream wall and matching base units, all topped with solid wood work surfaces. Features include a white ceramic sink with drainer, integrated dishwasher, built-in electric double oven, four-ring gas hob with extractor above, and a breakfast bar with an under-counter integrated fridge. The look is finished with part-tiled walls, spot lighting, and a rear-facing double-glazed window. A cupboard houses the gas boiler, and there's access to the utility room.

The utility space offers additional worktop area and plumbing for both a washing machine and a tumble dryer. A rear entrance door leads out to the garden, while the tiled floor continues through to a convenient ground-floor WC.

The lounge features fitted carpet, a radiator, a TV point, and French doors opening into the separate dining room. The dining room includes LVT flooring, another radiator, and its own set of French doors leading to the rear garden. This space also has a door leading through to the kitchen.





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Caister-On-Sea, Great Yarmouth

Upstairs, the landing includes fitted carpet, access to the loft space, and an airing cupboard. There are four well-proportioned bedrooms, three of which have built-in wardrobes. The main bedroom benefits from its own en-suite shower room, fitted with a corner quadrant cubicle and mains-fed shower, vanity unit with inset basin, low level WC, spot lights, extractor fan, and a frosted double glazed window.

The family bathroom has been recently updated with a curved panelled bath and mains-fed shower over, vanity unit with inset basin, low level WC, chrome towel rail, extractor fan, vinyl flooring, and a frosted side window.

The home is double glazed throughout.

Outside, the property sits on a generous plot with a south-facing rear garden, designed to be low maintenance and laid with a wide paved patio. The garden is fully enclosed and features a large shed or workshop, outside tap, and lighting. To the front, a substantial area of block paving and tarmac provides driveway parking for up to five vehicles.

## Agents notes

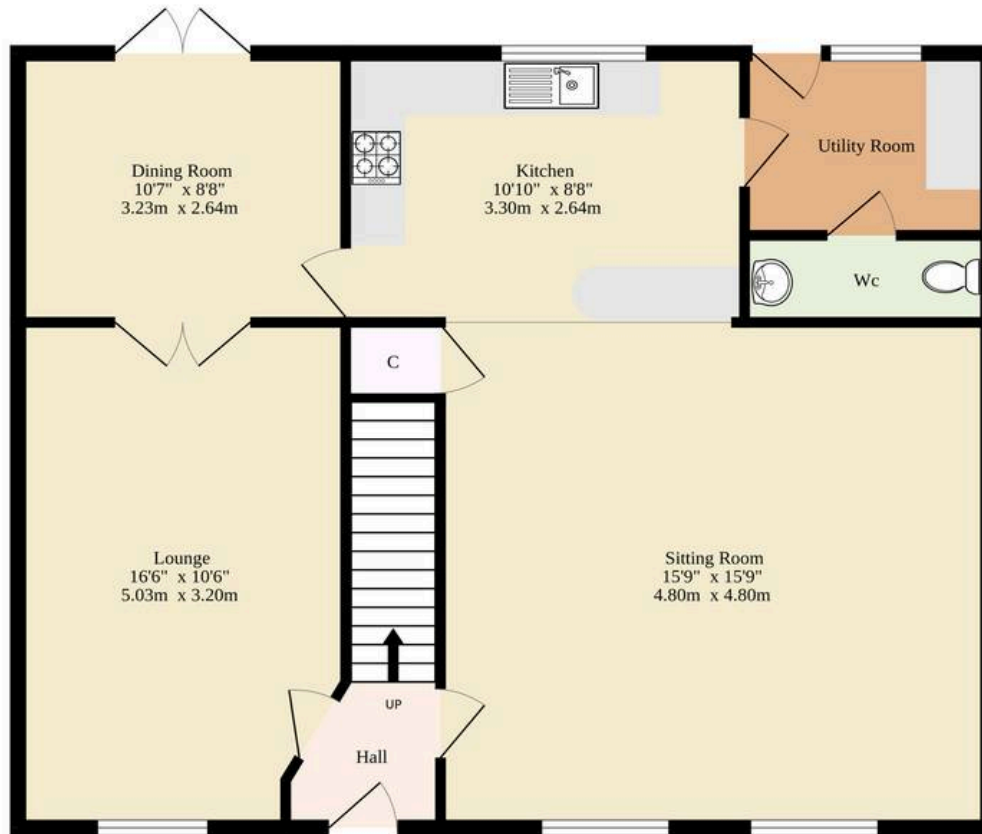
We understand that the property will be sold freehold, connected to all main services.

Heating System- Gas Central Heating

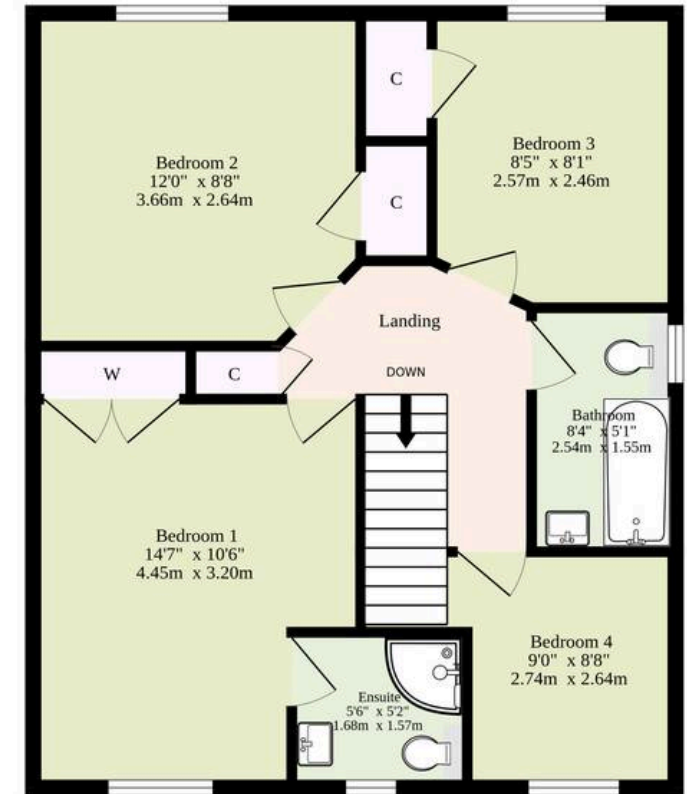
Council Tax Band- D



Ground Floor  
695 sq.ft. (64.6 sq.m.) approx.



1st Floor  
534 sq.ft. (49.6 sq.m.) approx.



TOTAL FLOOR AREA : 1335sq.ft. (124.0 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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