



88 Palgrave Road, Great Yarmouth

Great Yarmouth



Minors & Brady

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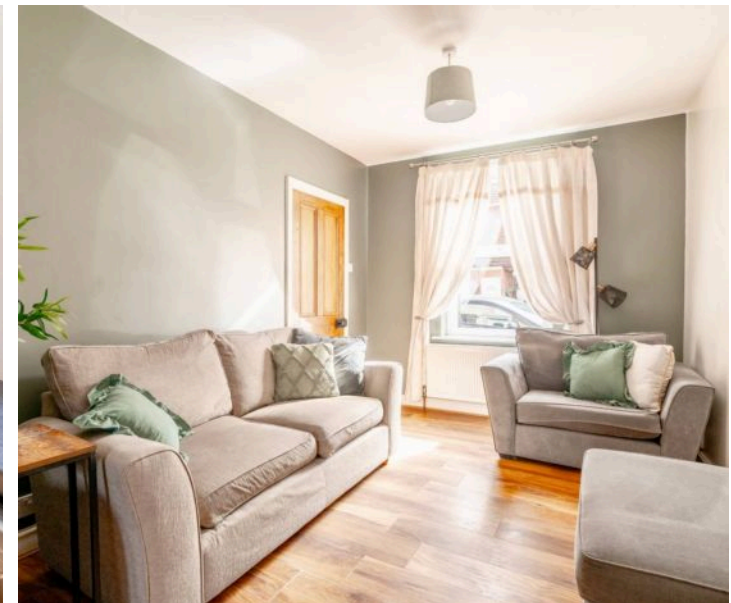
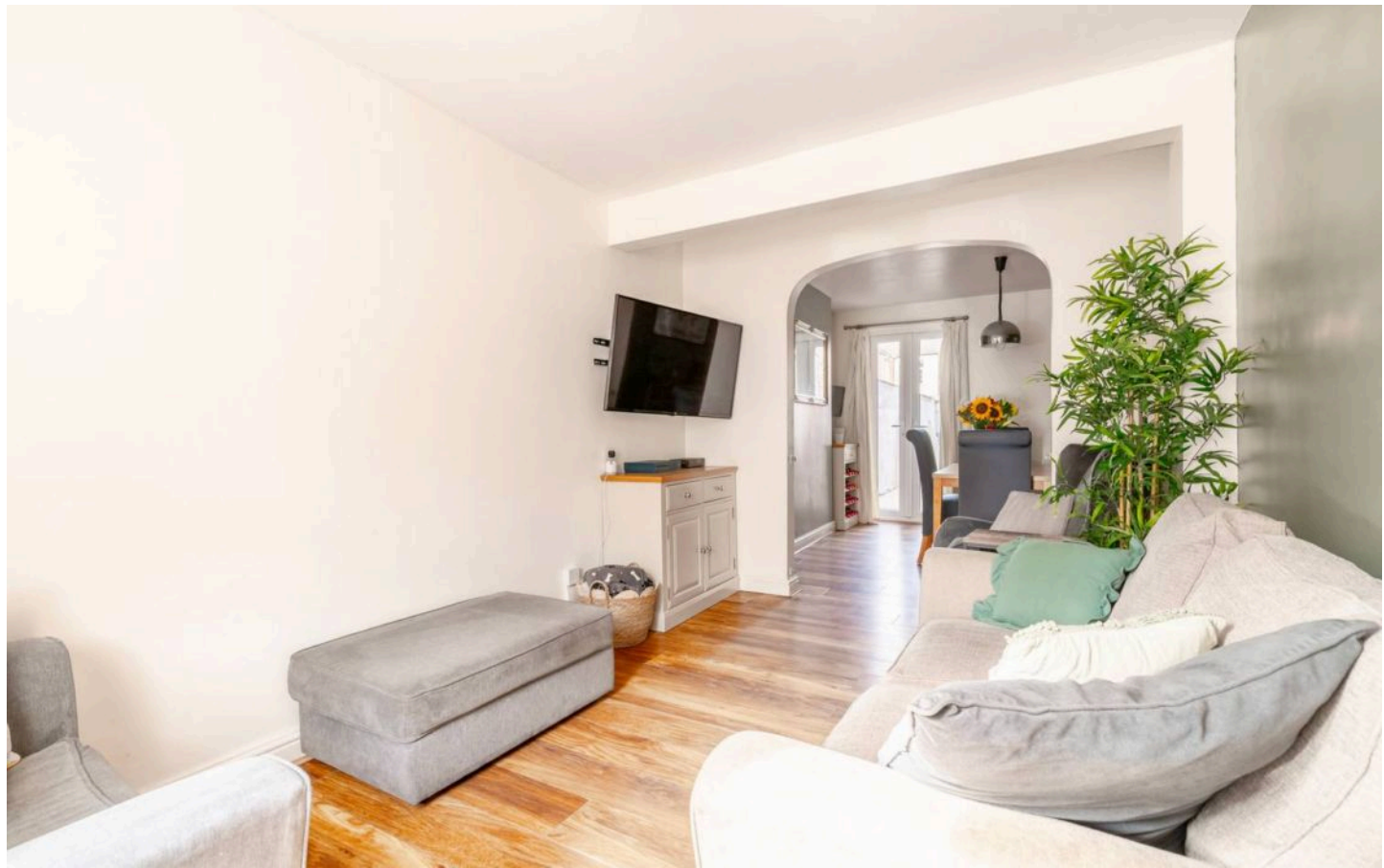
Great Yarmouth, Great Yarmouth

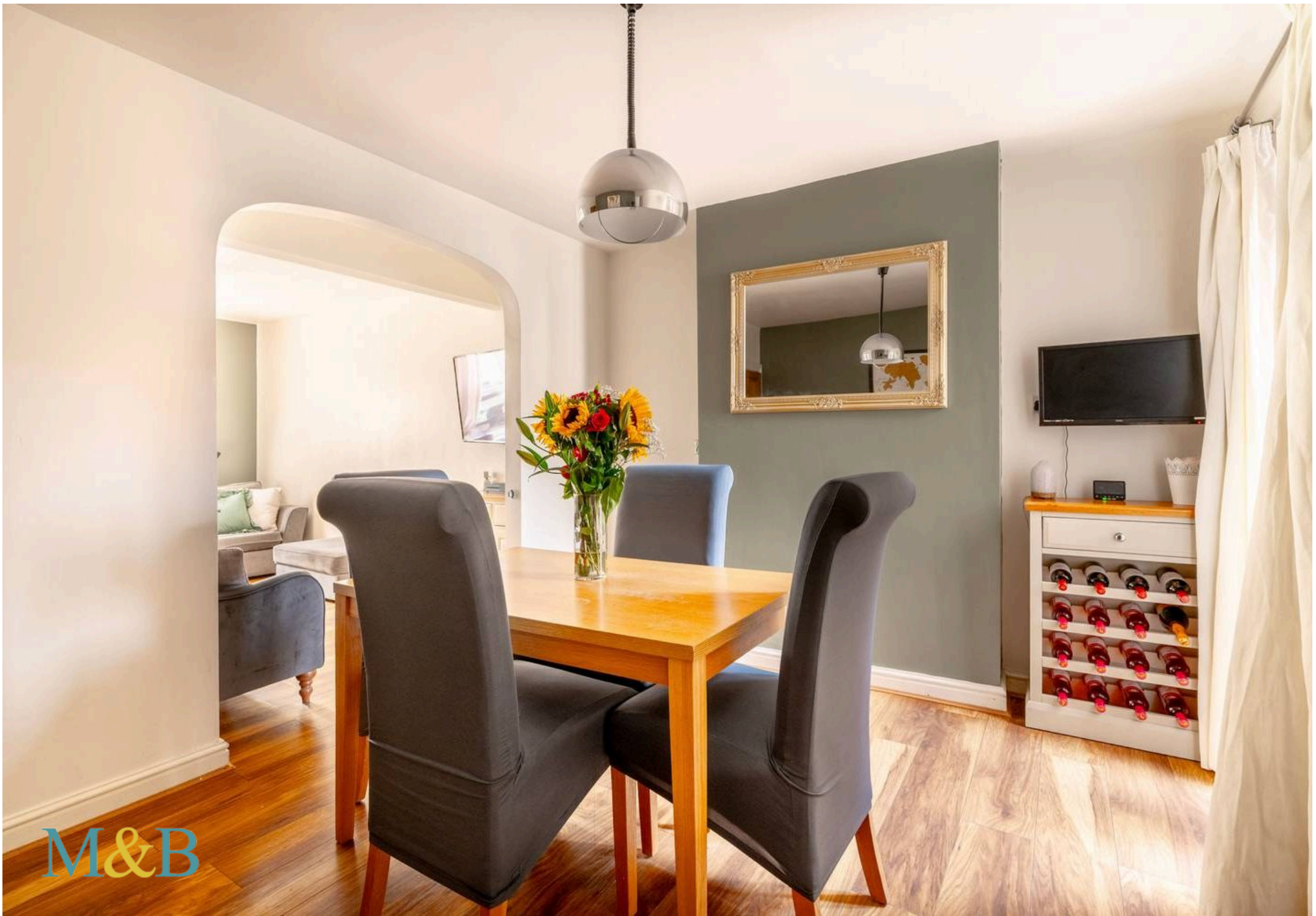
Enjoying a central position close to Great Yarmouth's seafront, town centre, and transport links, this well-presented Edwardian end-terrace home offers a modern and move-in-ready interior. The ground floor features a bright, open-plan lounge with a versatile dining area, enhanced by French doors leading out to the garden, along with a modern fitted kitchen and a stylish family bathroom. Upstairs, three separate bedrooms are arranged off the landing, including one with a convenient WC, creating a practical and flexible layout. To the rear, the enclosed garden is a suntrap with low-maintenance brick weave and raised timber decking, complemented by an outside light and water tap, while a large powered brick store provides excellent potential for a home office or entertainment space (STPP). Ideal for first-time buyers, this is a property that offers comfort, convenience, and a great location.

Location

Palgrave Road sits in a central part of Great Yarmouth, placing you within easy reach of both the bustling seafront and the town centre. The famous Golden Mile with its sandy beach, amusements, restaurants, and theatres is just a short stroll away, while nearby Regent Road offers a variety of shops and cafés. Schools, supermarkets, and everyday amenities are all close at hand, along with good transport links via the A47 and local rail station, making this a convenient spot for both daily life and leisure. The nearby historic marketplace provides traditional stalls alongside modern shopping facilities, adding to the charm of the area. Riverside walks along the Broads are also easily accessible, perfect for those who enjoy the outdoors. With a lively coastal community and year-round attractions, Great Yarmouth offers a vibrant lifestyle by the sea.

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88 Palgrave Road

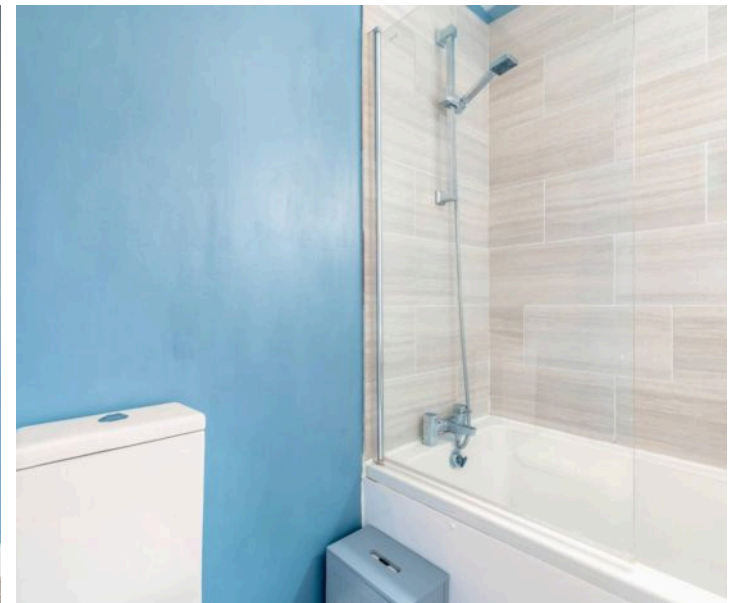
Great Yarmouth, Great Yarmouth

Palgrave Road, Great Yarmouth

Step inside through the entrance hall, where the sense of light and space immediately welcomes you. The lounge is a bright and inviting room with stylish wood-effect flooring, creating a warm setting for everyday living. An open archway flows through to the dining room, a versatile area that works well for family meals or entertaining, complete with an under-stair storage cupboard and French doors that extend the living space out to the garden.

The kitchen is modern and well designed, offering plenty of worktop space and a range of cupboards, including a tall unit housing the Alpha central heating system. There is space and plumbing for a washing machine, provision for an oven, wall units with underlighting and extractor, and room for an American-style fridge/freezer. A one-bowl sink with mixer tap is set beneath a further run of work surfaces and drawers, ensuring the layout is both practical and stylish.

From here, you can access the family bathroom, fitted with a contemporary white suite that includes a low-level WC, pedestal hand basin, and a bath with mixer tap and shower screen, all finished with tiled flooring and partial wall tiling for a clean, modern look.



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Great Yarmouth, Great Yarmouth

Upstairs, the landing provides access to the roof space and leads to three well-proportioned bedrooms, each filled with natural light and finished with comfortable carpeted flooring. The rooms offer plenty of flexibility, whether used as traditional bedrooms, a home office, or a hobby space, giving scope to suit a variety of needs. One of the bedrooms also benefits from its own convenient WC, a practical addition that enhances everyday comfort for family life and offers extra ease when hosting guests.

Outside, the rear garden is enclosed and designed for low maintenance, featuring smart brick weave and a raised timber deck that enjoys a sunny aspect. An outside light and water tap add to the practicality, while a large brick store with power provides excellent potential for a home office, studio or entertainment space, subject to planning. To the front, a forecourt framed by low brick walling offers a neat and welcoming approach to the property.

Agents notes

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

Heating System- Combi Boiler

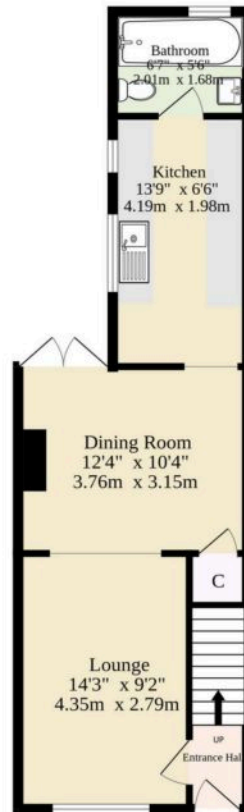
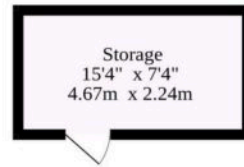
Council Tax Band- A

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Ground Floor
477 sq.ft. (44.3 sq.m.) approx.

1st Floor
409 sq.ft. (38.0 sq.m.) approx.



Sqft Includes The Store

TOTAL FLOOR AREA : 886 sq.ft. (82.3 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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Senior Property Consultant



Meet *James*
Property Consultant



Meet *Lauren*
Property Consultant

Minors & Brady
Your home, our market

 caister@minorsandbrady.co.uk

 01493 806188

 48 High Street, Caister-on-Sea, Great Yarmouth, NR30 5EH

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