

## 7 Buxton Avenue, Gorleston

£800,000 Freehold

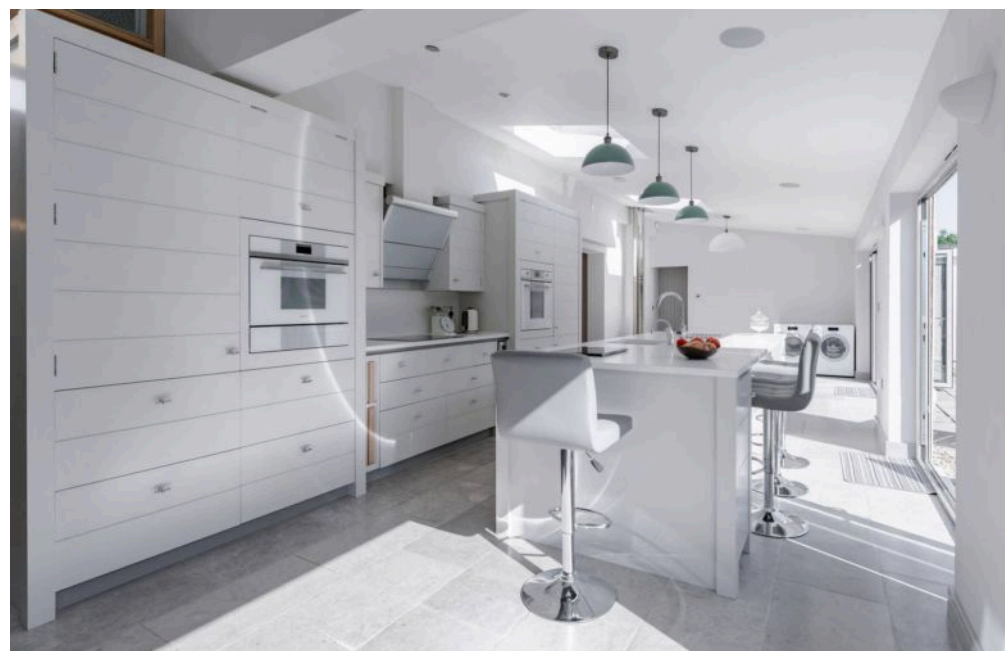
Set just behind Marine Parade, on the favoured sea facing, easterly Buxton Avenue, in one of Gorleston-on-Sea's most prestigious locations, this exceptional five-bedroom detached residence offers an unparalleled blend of space, style, and coastal charm. Rarely does a home of this calibre come to market, having just been extensively refurbished by its current owner and thoughtfully extended to create a truly impressive family retreat. Designed for modern living, the property boasts a substantial 3,341 square feet and offers expansive open-plan spaces, bespoke finishes, and indoor outdoor flow with three sets of bi-folding doors overlooking a private, tree-lined garden. With the golden sands of Gorleston beach only moments away, this home combines a seaside setting with unbeatable convenience. Offering flexible accommodation, including potential for a self-contained annex and future loft conversion, it caters perfectly to multi-generational living, growing families or the professional couple seeking style, space and location. A rare and idyllic opportunity to secure a substantial, high-specification home in one of the area's most sought-after coastal addresses.

Council Tax band: E



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#### The Location



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### The Location

Set just behind the much sought after Marine Parade, Buxton Avenue is one of Gorleston-on-Sea's most coveted residential addresses, offering an enviable mix of tranquillity, exclusivity, and proximity to the coast. This exceptional home enjoys a privileged position, on the east side, with its substantial, secluded rear garden facing Marine Parade and the sea and only a short stroll from the award-winning Gorleston beach, celebrated for its expansive golden sands, picturesque promenade, and lively seaside atmosphere that attracts visitors from far and wide. Beyond the beach, residents of Buxton Avenue benefit from an outstanding range of local amenities, including an array of independent shops, charming cafés, popular restaurants, and essential services.

The area is also home to highly regarded schools, nurseries, and excellent healthcare facilities, including the James Paget hospital, making it a perfect choice for families seeking both comfort and convenience. With Great Yarmouth and the vibrant city of Norwich easily accessible via excellent transport links, commuting and leisure travel are effortlessly within reach, so, too, London. Buxton Avenue itself is a quiet, tree lined, well-established residential street known for its desirable bespoke properties and friendly community feel. Its prime location behind Marine Parade ensures a peaceful setting within a coveted location, while still placing you moments from the seafront and all the attractions Gorleston has to offer. This rare combination of serenity, connectivity, and coastal charm makes Buxton Avenue one of the most prestigious addresses in the area – an unbeatable setting for a substantial family home of this calibre.

### Buxton Avenue, Gorleston



gatherings and entertaining. A separate utility and boiler room houses the Ideal combi boiler (still under warranty), a Megaflow hot water system, and a secondary sink—a practical space to manage laundry and storage.



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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