



Wellesley Park Hotel, 62 Wellesley Road

Great Yarmouth



Minors & Brady

Wellesley Park Hotel

62 Wellesley Road, Great Yarmouth

An exceptional opportunity to acquire a substantial coastal property in one of Norfolk's most visited seaside towns. The Wellesley Park Hotel in Great Yarmouth is offered chain free and with vacant possession, presenting a prime investment for those seeking a proven hospitality business or a redevelopment project (subject to consent). Just 100 metres from the seafront and within a short walk of Britannia Pier and the town centre, the hotel occupies a highly desirable position in a quiet yet accessible area. Comprising 24 bedrooms across four floors, including 22 en-suite rooms, generous reception areas, and a fully equipped commercial kitchen, the property offers extensive and adaptable accommodation with strong potential for continued success or future transformation.





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- Wellesley Park Hotel, a well-established and highly regarded hotel in the Norfolk seaside town of Great Yarmouth
- Outstanding scope for investors, developers, or hospitality operators to enhance, modernise, or repurpose this well-located property
- Prime coastal location just 100 metres from Great Yarmouth's seafront, ideal for attracting consistent visitor demand
- Substantial four-storey property offering 24 bedrooms in total, with 22 benefiting from private en-suite facilities
- Proven trading history spanning over two decades with excellent reviews and a strong reputation
- Spacious and flexible layout including bright communal reception rooms with bay-fronted windows, suitable for various hospitality or redevelopment uses
- Fully equipped commercial kitchen and laundry facilities
- Rear paved courtyard area with potential for off-road parking or outdoor guest seating



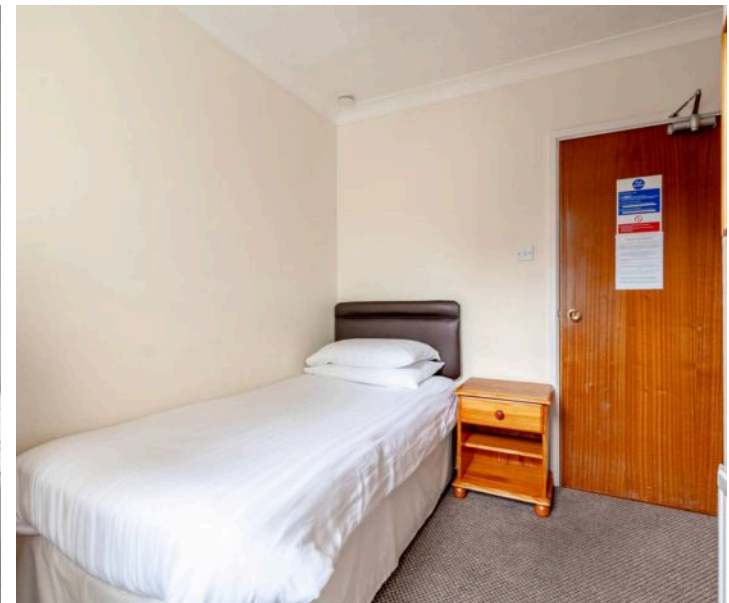
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Location

Wellesley Road sits in a sought-after position within the Norfolk seaside town of Great Yarmouth, just 100 metres from the expansive seafront and golden sands. The location offers a perfect balance between coastal tranquillity and urban convenience, set moments from the town centre, where a range of independent shops, cafés, and restaurants line Regent Road and Market Gates Shopping Centre. The area's lively promenade, historic Wellington Pier, and the SEA LIFE Great Yarmouth aquarium are all within easy walking distance, while the famous Pleasure Beach and Britannia Pier add to the area's enduring visitor appeal.

Excellent transport connections make Wellesley Road a strategic investment choice: Great Yarmouth railway station provides direct services to Norwich in around 35 minutes, linking to London Liverpool Street in under two hours. The A47 also connects the town efficiently to Norwich and the wider Norfolk Broads, while the nearby coastal resorts of Gorleston-on-Sea and Caister-on-Sea are just a short drive away. Combining year-round tourism, established infrastructure, and proximity to both beach and town amenities, Wellesley Road presents a strong, lifestyle-driven opportunity for hospitality investment.



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Introducing Wellesley Park Hotel, a well-established and highly regarded hotel situated in the sought-after coastal town of Great Yarmouth. Offered chain free and with vacant possession, this substantial four-storey property presents a rare investment prospect in a prime location, just 100 metres from the seafront.

The current owners have operated the hotel successfully for the past 24 years, earning consistently strong reviews and a loyal customer base. The building offers spacious and flexible accommodation across four floors, comprising a total of 24 bedrooms, 22 of which are self-contained with private en-suite facilities. The rooms vary in configuration, including family, double, twin, and single layouts, providing versatility for continued hospitality use or potential redevelopment (subject to necessary consents). Two additional rooms are currently used as private staff accommodation.

The ground floor features generous, light-filled communal reception rooms, complemented by attractive bay-fronted windows, ideal for guest lounges, dining areas, or conversion to other commercial or residential purposes. A fully equipped commercial kitchen with fitted cabinetry and cooking appliances is ready for immediate use, alongside a dedicated laundry room to support operations.

Externally, the property benefits from a paved rear courtyard, which could be adapted for off-road parking or outdoor guest seating, and includes a timber storage shed. While there is currently no dedicated guest parking, on-street parking is readily available nearby.

With its prime coastal setting, extensive accommodation, and proven trading history, Wellesley Park Hotel represents an outstanding opportunity for investors, developers, or hospitality operators seeking to capitalise on Great Yarmouth's thriving tourism market.

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