



78 Southtown Road, Great Yarmouth

Great Yarmouth



Minors & Brady

78 Southtown Road

Great Yarmouth

This chain-free terrace home offers a rare opportunity to embrace coastal living in the heart of Great Yarmouth, with the added flexibility of self-contained accommodation for multi-generational living or guest use, complete with kitchen facilities on both floors. Showcasing spacious, light-filled rooms, including a traditional living room with bay window, a formal dining area, and a versatile ground-floor bedroom and study, the property effortlessly combines comfort and practicality. Upstairs, three well-proportioned bedrooms and a modern kitchen/dining space provide further flexibility, while the low-maintenance garden, brick-weave driveway, and ample storage make this home as convenient as it is inviting, a residence perfectly suited to family life, entertaining, or extended living arrangements.



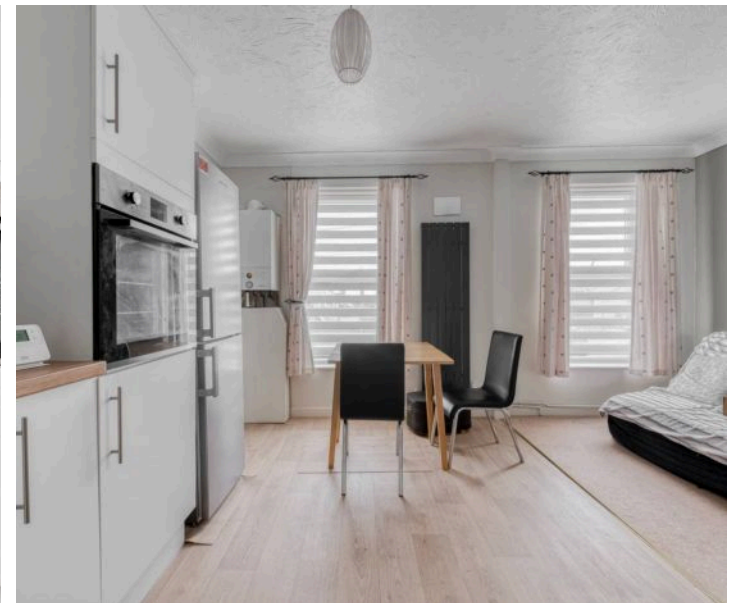


M&B

78 Southtown Road

Great Yarmouth

- Chain free
- Substantial terrace residence positioned in the coastal town of Great Yarmouth
- Opportunity to have self-contained accommodation for multi-generational living or guest use, with kitchen facilities located on both floors
- Spacious living room accentuated by a traditional decorative fireplace and a large bay window, alongside a formal dining room
- Flexible ground-floor bedroom and a study, with the potential to be additional reception rooms, a home office for remote work or a playroom for families
- A light-filled conservatory that extends the reception space, offering views of the rear garden
- Ground-floor bathroom and a first-floor shower room, accommodating all residents in the household
- Three first-floor bedrooms, two generously sized doubles and a single, ready for you to personalise
- An extensive, low-maintenance garden featuring a brick-weave patio, established beds and a large timber shed for storage options
- A brick-weave driveway providing ample off-road parking, with gated access down the passageway, for easy access to the rear garden



78 Southtown Road

Great Yarmouth

Location

Southtown Road runs through the southern part of Great Yarmouth, linking the town centre with the residential and industrial areas to the south. Local convenience is strong: a selection of shops, small supermarkets, and independent outlets provide daily essentials, while larger stores and retail parks are a short drive away.

Families benefit from nearby schooling options, with Edward Worlledge Ormiston Academy and Great Yarmouth Primary Academy for younger children, and Great Yarmouth Charter Academy and Lynn Grove Academy serving older students, all within a short distance, making school runs straightforward.

Public transport is convenient, with regular bus services along Southtown Road connecting to the town centre, the seafront, and neighbouring districts, while Great Yarmouth railway station is within easy reach for regional travel. The lifestyle here balances practical daily living with access to the coast; residents enjoy proximity to cafes, pubs, and local parks, as well as being just a short ride from the bustling seafront and leisure amenities. It's an area that offers a grounded, everyday feel while remaining connected to the wider town.

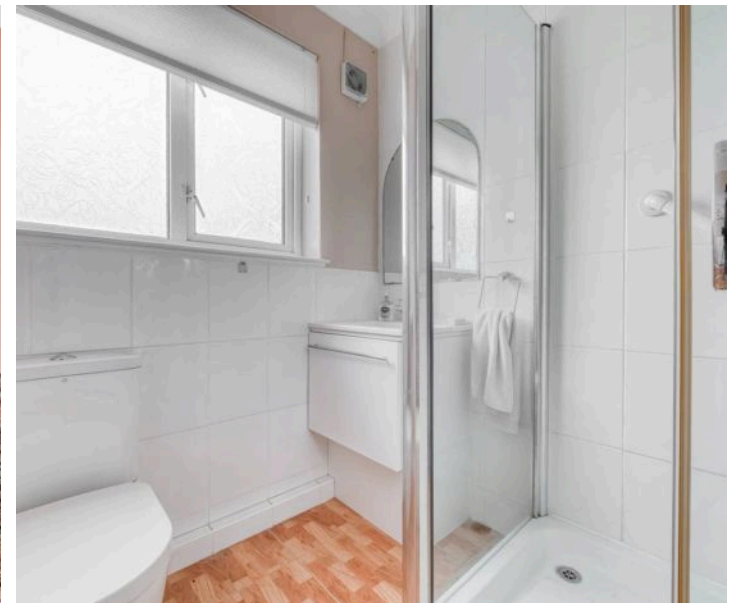
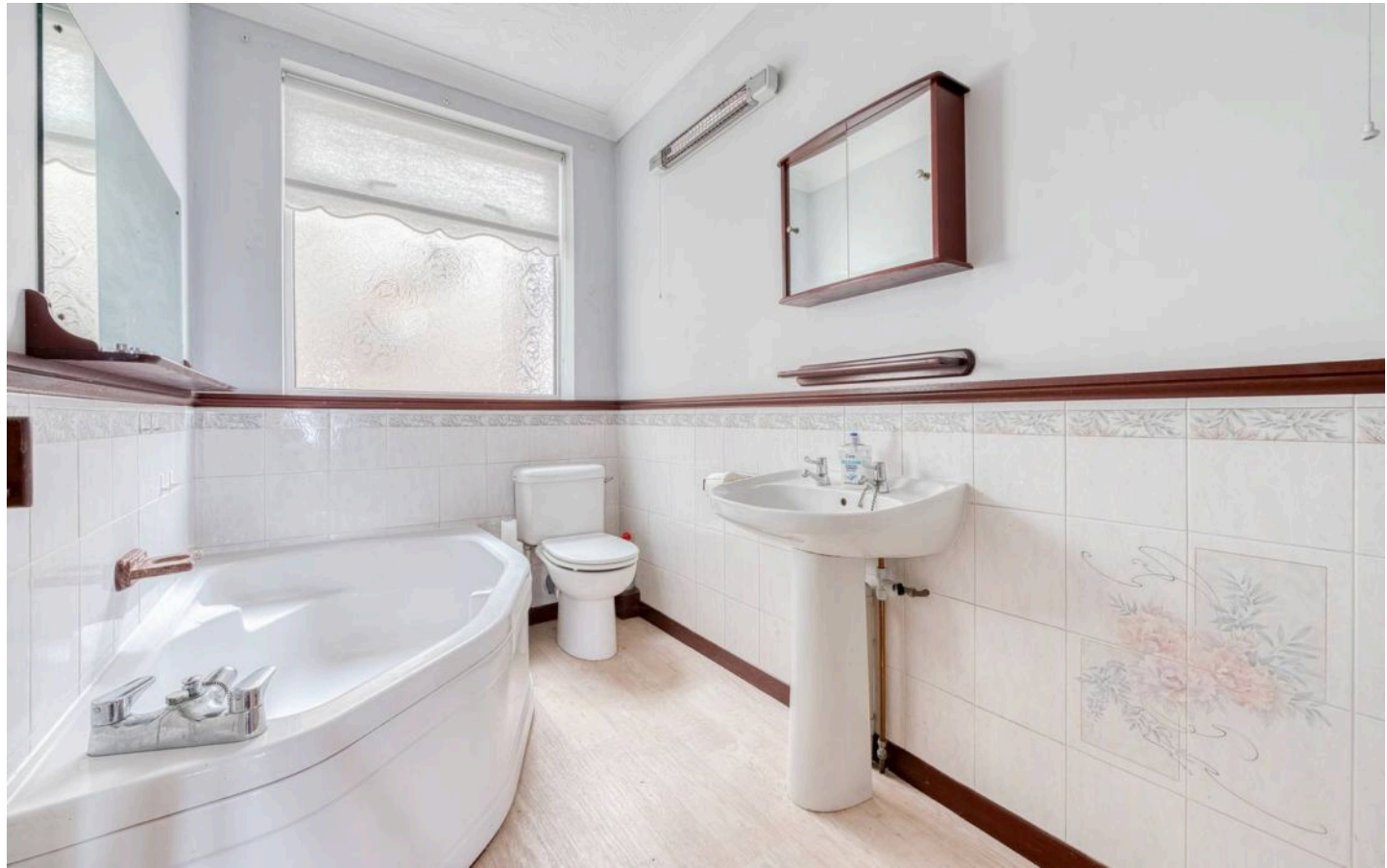


78 Southtown Road

Great Yarmouth

Step through the welcoming entrance hall, thoughtfully designed with under-stairs storage, and discover a home that effortlessly blends traditional charm with modern practicality. The spacious living room is enhanced by a classic decorative fireplace and a large bay window, creating a warm, inviting space perfect for both relaxation and entertaining. Adjacent, a formal dining room sets the scene for intimate family meals or celebratory gatherings.

The ground-floor kitchen, in a traditional style, features a range of cabinetry, an integrated oven, ceramic hob, and spaces for your own appliances, complemented by a functional utility room. Flexible spaces on this floor include a bedroom and a study, easily adaptable to suit your lifestyle, whether as additional reception rooms, a home office, or a playroom for children. A light-filled conservatory extends the reception area, providing serene views over the rear garden, while a ground-floor bathroom with a four-piece suite, ensures convenience for all.



78 Southtown Road

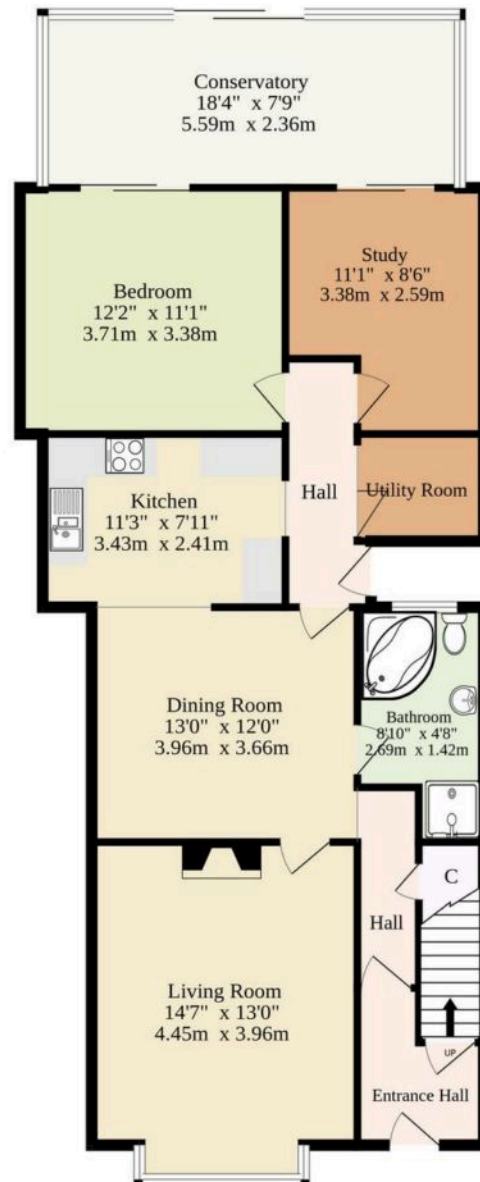
Great Yarmouth, Great Yarmouth

Step through the welcoming entrance hall, thoughtfully designed with under-stairs storage, and discover a home that effortlessly blends traditional charm with modern practicality. The spacious living room is enhanced by a classic decorative fireplace and a large bay window, creating a warm, inviting space perfect for both relaxation and entertaining. Adjacent, a formal dining room sets the scene for intimate family meals or celebratory gatherings.

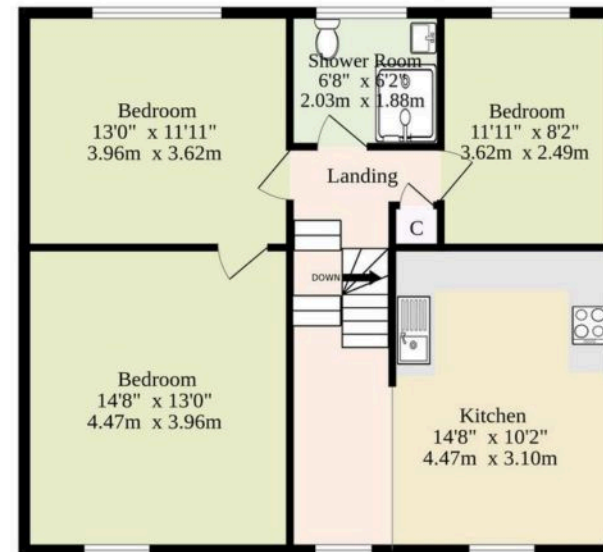
The ground-floor kitchen, in a traditional style, features a range of cabinetry, an integrated oven, ceramic hob, and spaces for your own appliances, complemented by a functional utility room. Flexible spaces on this floor include a bedroom and a study, easily adaptable to suit your lifestyle, whether as additional reception rooms, a home office, or a playroom for children. A light-filled conservatory extends the reception area, providing serene views over the rear garden, while a ground-floor bathroom with a four-piece suite, ensures convenience for all.



Ground Floor
1184 sq.ft. (110.0 sq.m.) approx.



1st Floor
656 sq.ft. (60.9 sq.m.) approx.



TOTAL FLOOR AREA : 1840 sq.ft. (170.9 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.
Made with Metropix ©2025

Dreaming of this home?

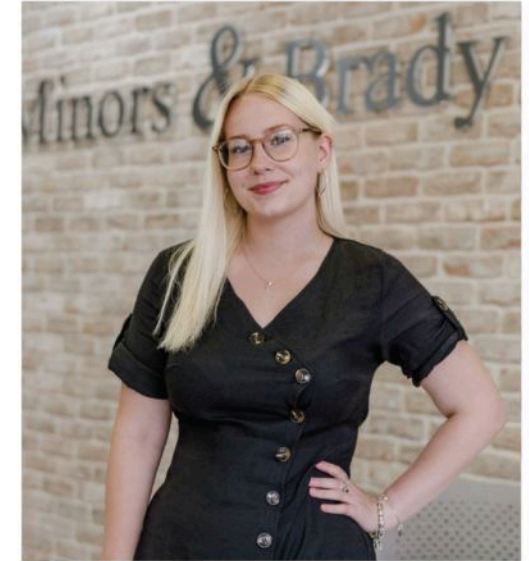
Let's make it a *reality*



Meet *Sarah*
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

CAISTER-ON-SEA | DEREHAM | DISS | NORWICH | OULTON BROAD | WROXHAM



How can we support

- ✓ Residential Mortgages
- ✓ Protection & Insurance
- ✓ Buy-to-let (personal and limited company)



Matt Waters
Senior Mortgage
and Protection Advisor



Victoria Payne
Mortgage and
Protection Advisor

Scan to book your
appointment today



T: 01692 531372
E: enquiries@norfolk-mortgages.co.uk