



42 Amhurst Gardens, Belton

Great Yarmouth

Minors & Brady

42 Amhurst Gardens

Belton, Great Yarmouth

Chain Free! This extended and improved detached residence occupies a peaceful position at the end of a cul-de-sac in the highly sought-after village of Belton, combining quiet suburban living with easy access to local amenities. Designed with family life in mind, the property offers spacious and flexible accommodation that can be tailored to suit individual preferences and needs. The home features a welcoming entrance hall, a modern kitchen/breakfast room, and an open-plan sitting and dining area with French doors leading to a private, low-maintenance garden. With four well-proportioned bedrooms, including a principal suite with en-suite, a versatile home office, gated driveway, and ample off-road parking, this property perfectly balances practical living with comfort, style, and flexibility for today's family lifestyle.



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Belton, Great Yarmouth

- Chain free!
- Extended and improved detached residence proudly positioned at the end of a cul-de-sac in the sought-after village of Belton
- Family home that showcases spacious and flexible accommodation that can easily adapt to your own preferences and style
- Kitchen/breakfast room equipped with modern cabinetry, a double integrated oven, an induction hob, space for a fridge/freezer and under-counter areas for your own appliances
- Open-plan sitting/dining room that creates an effortless flow for relaxation and entertaining, with French doors that open out to the garden
- Versatile home office that can easily be a playroom, a cosy snug or an additional bedroom if required
- Four bedrooms offering comfort and privacy, along with a private en-suite and a family bathroom
- A private, low-maintenance garden that is predominately paved, featuring a large storage unit
- A gated driveway provides off-road parking for multiple vehicles
- Close to local shops, schools for all ages and transport links



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Location

Amhurst Gardens is located in the village of Bradwell, a residential area just west of Great Yarmouth, offering a balance of village calm and convenient access to town amenities. The area is served by a range of local shops, including small convenience stores, a bakery, and a pharmacy, while larger supermarkets are just a short drive away. Families are well-catered for, with nearby schools such as Woodlands Primary Academy and Homefield Church of England Primary & Nursery, while older students can attend secondary education at Lynn Grove Academy in Gorleston.

Transport links are straightforward, with regular bus services connecting Bradwell to Great Yarmouth, the surrounding villages, and the wider Norfolk coast, making commuting and leisure trips convenient. Residents also benefit from proximity to the coast, with Gorleston-on-Sea just a few minutes' drive, offering sandy beaches, promenades, and recreational spaces. The location suits a lifestyle that values quiet, community-focused living while remaining within easy reach of shopping, schools, and the recreational opportunities of the seaside.



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The home welcomes you with an inviting entrance hall, leading to a convenient ground-floor WC. The kitchen/breakfast room is fitted with contemporary cabinetry and integrated appliances, including a double oven and induction hob, while under-counter spaces allow for your own appliances. This bright, functional space is ideal for both everyday family meals and entertaining friends.

The open-plan sitting and dining area forms the heart of the home, offering an effortless flow between living spaces. French doors open directly to the rear garden, flooding the interior with natural light and extending living outdoors in warmer months. A versatile home office on the ground floor provides flexibility to serve as a playroom, cosy snug, or an additional bedroom if required.

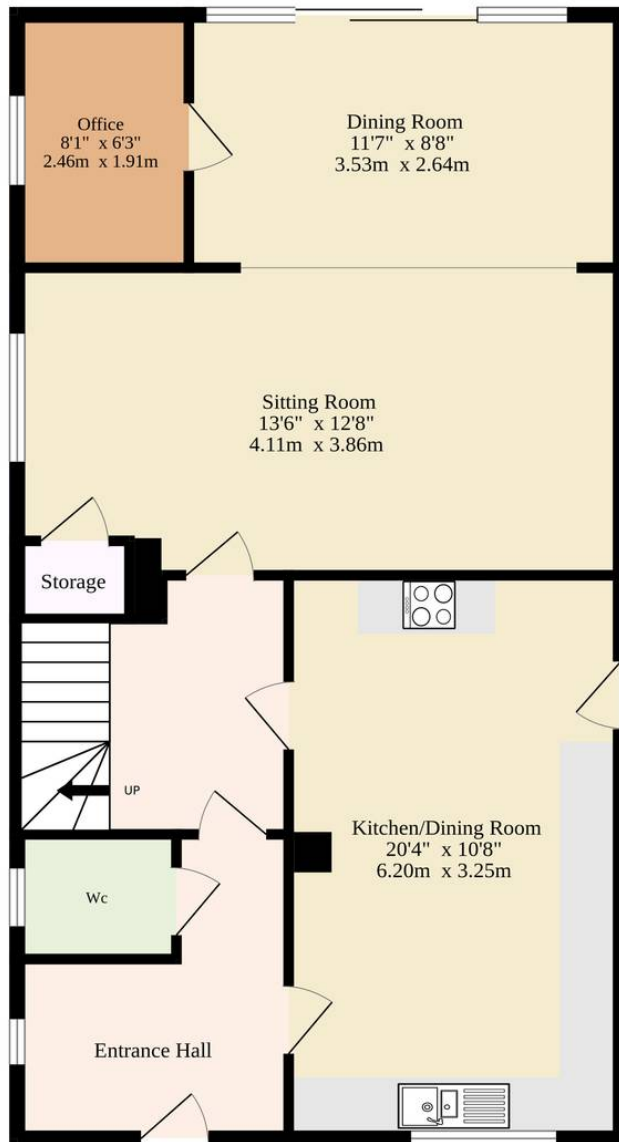
Upstairs, four well-proportioned bedrooms provide comfort and privacy. The principal bedroom is enhanced by a private en-suite, while the family bathroom caters to the remaining bedrooms, offering practicality for busy households.

Externally, the private rear garden is designed for low-maintenance living, predominantly paved with a large storage unit, making it ideal for seating arrangements or weekend leisure. At the front of the residence is a gated driveway providing secure off-road parking for multiple vehicles.

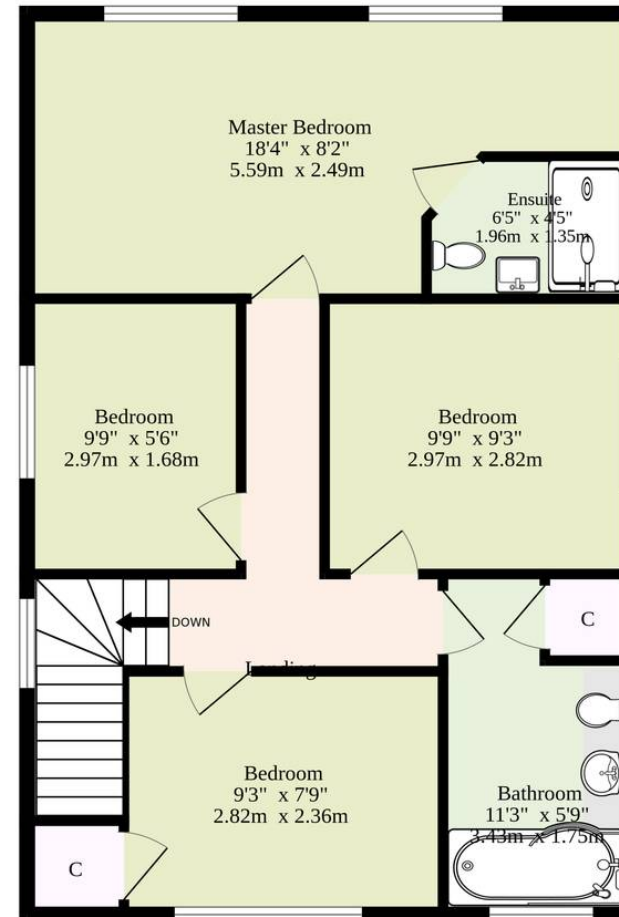
This property represents a rare opportunity to secure a family home that balances modern living with practical design, in a location renowned for its community spirit and convenient amenities.



Ground Floor
718 sq.ft. (66.7 sq.m.) approx.



1st Floor
541 sq.ft. (50.3 sq.m.) approx.



TOTAL FLOOR AREA : 1259 sq.ft. (117.0 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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Meet *Sarah*
Senior Property Consultant



Meet *James*
Property Consultant



Meet *Lauren*
Property Consultant

Minors & Brady

Your home, our market

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