



39 Norwich Road, Caister-On-Sea  
Great Yarmouth

Minors & Brady



# 39 Norwich Road

Caister-On-Sea, Great Yarmouth

Set on a generous corner plot in the coastal village of Caister-On-Sea, this well-proportioned bungalow offers an easy, comfortable lifestyle with the flexibility to evolve over time. The layout is bright and practical, with well-sized reception spaces that connect naturally with the gardens, creating a relaxed setting for everyday living and entertaining. Two double bedrooms, ample storage, off-road parking and a detached garage add to the appeal, while the wrap-around plot and potential to renovate or extend (stpp) provide genuine scope to personalise the home, all within convenient reach of local amenities and the coastline.

- Chain free!
- Semi-detached bungalow proudly positioned on a generous size corner plot, within the coastal village of Caister-On-Sea
- Potential to renovate/modernise or extend (stpp)
- Spacious living room featuring a traditional fireplace and a large window, inviting relaxation and entertaining
- Flexible dining room with sliding doors opening out to the rear garden, creating an effortless flow between the indoor and outdoor areas
- Kitchen fitted with a range of cabinetry, an oven, a sink and drainer unit, with the opportunity to personalise
- Large conservatory that extends the reception space, offering panoramic views of the wrap-around gardens
- Two double bedrooms offering comfort and privacy, along with a bathroom and a separate WC
- A private, low-maintenance rear garden that is predominately patio, along with a lawned front garden that wraps around the property
- A driveway providing off-road parking and a detached garage for storage options





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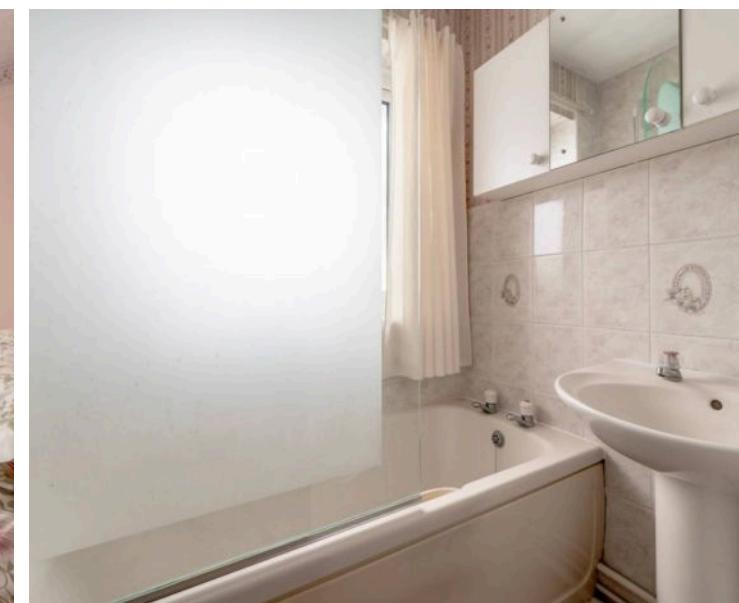
Caister-On-Sea, Great Yarmouth

## Location

Norwich Road is situated in the coastal village of Caister-on-Sea, offering a convenient and balanced lifestyle within easy reach of both local amenities and the coast. The road runs through a residential area with a mix of traditional and modern homes, and is just a short walk from the village centre, where you'll find a range of local shops including a convenience store, a pharmacy, a post office, and a selection of cafés and takeaway options.

Families benefit from nearby schooling, with Caister Infant School and Caister Junior School both within a short distance, while older students can access Ormiston Venture Academy in nearby Great Yarmouth. Transport links are practical: bus services run regularly along Norwich Road, connecting residents to Great Yarmouth town centre in under 15 minutes, and the A149 provides easy road access to the wider Norfolk coast and surrounding towns.

The beach and promenade are just a short walk away, making it simple to enjoy coastal walks, leisure fishing, or traditional seaside activities. For those commuting or seeking wider shopping and entertainment options, Great Yarmouth is around 3 miles to the south, offering theatres, restaurants, and a large retail centre, while still allowing Norwich Road to maintain a quieter, community-focused atmosphere.



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A porch entrance opens into a bright and welcoming hallway, setting the tone for the light-filled accommodation throughout. The spacious living room is a comfortable and inviting space, centred around a traditional fireplace and enhanced by a large window that draws in natural light, ideal for both quiet evenings and entertaining guests.

The dining room offers excellent versatility, with sliding doors opening directly onto the rear garden, allowing everyday living to extend easily outdoors during the warmer months. The kitchen is fitted with a range of cabinetry, along with an oven and sink and drainer, and presents a clear opportunity for updating or re-imagining to suit personal tastes.

To the rear, a substantial conservatory further extends the living space, providing a peaceful spot to relax while enjoying panoramic views across the surrounding gardens. Two well-proportioned double bedrooms offer comfortable accommodation, served by a bathroom and a separate WC.

Outside, the rear garden is private and low maintenance, largely laid to patio and well suited to outdoor seating and dining. A lawned front garden wraps around the property, enhancing the sense of space. A driveway provides off-road parking and leads to a detached garage, offering practical storage or workshop potential.

With scope to renovate or extend, subject to planning permission, this is a home with plenty of potential in a sought-after coastal setting.



**Ground Floor**  
654 sq.ft. (60.8 sq.m.) approx.



Total Sqft Does Not Include Hallways, Bathroom Facilities And The Garage.

TOTAL FLOOR AREA : 654 sq.ft. (60.8 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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# Dreaming of this home? Let's make it a *reality*



Meet *Sarah*  
Senior Property Consultant



Meet *James*  
Property Consultant



Meet *Lauren*  
Property Consultant

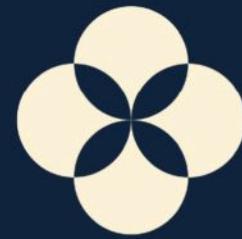
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