



2 St. James Walk, Great Yarmouth
Great Yarmouth



Minors & Brady

2 St. James Walk

Great Yarmouth

Investors opportunity, currently generating £600 pcm! Just a short walk from both the coastline and the town centre, this fully refurbished mid-terrace residence in Great Yarmouth offers a convenient and well-connected setting for everyday living. Updated throughout in 2023, the home provides a bright living room, a modern fitted kitchen and useful additional lean-to space, along with a double bedroom and a three-piece bathroom suite. Ideal for first-time buyers or investors, it presents a straightforward, low-maintenance opportunity close to essential amenities and nearby communal green space.

- Investors opportunity, currently generating an income of £600 pcm
- Mid-terrace residence located in the coastal town of Great Yarmouth
- Suitable for first-time buyers looking to step onto the property ladder
- Fully refurbished in 2023
- Short distance to the town centre for essential amenities and the coastline
- Living room filled with natural light, inviting relaxation and entertaining
- Kitchen fitted with modern cabinetry, an integrated oven, a ceramic hob, a sink/drainers unit and areas for appliances
- Lean-to at the rear that can be utilised as a utility space or for storage use
- A double bedroom and a bathroom comprising of a three-piece suite
- Communal green moments away





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2 St. James Walk

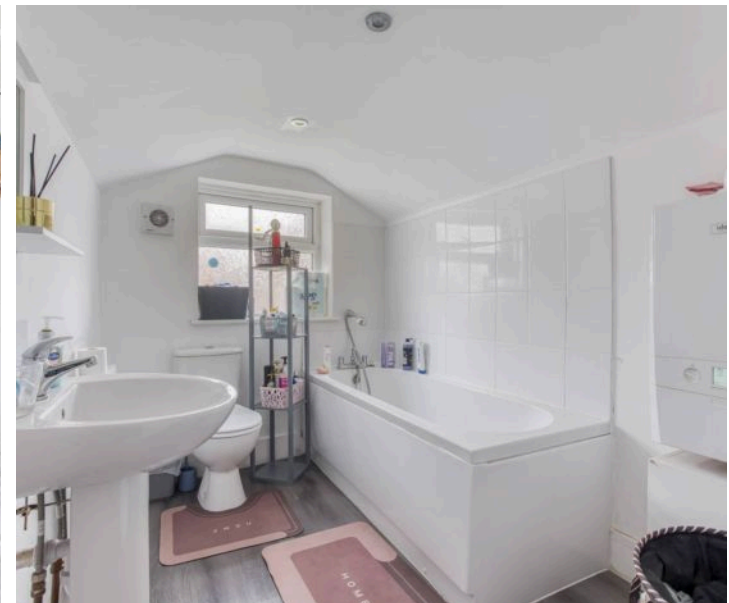
Great Yarmouth

Location

St James Walk is located in the eastern part of Great Yarmouth, a coastal town in Norfolk, known for its sandy beaches and maritime heritage. It sits within walking distance of the town centre, giving residents easy access to high street shops, supermarkets, and everyday amenities. Within a few minutes' walk, there are small local convenience stores, cafés, and independent retailers that serve the surrounding community, while the larger Market Gates Shopping Centre is just a short stroll away for a broader selection of shops and services.

For families, St James Walk benefits from nearby schooling options. St George's Primary School & Nursery is closest, providing early years and primary education. Slightly further afield are St Nicholas Priory Primary School and Edward Worlledge Ormiston Academy, giving families choices for primary education, while secondary education is available at Great Yarmouth Charter Academy and Sir John Leman High School, both accessible by bus or a short drive.

Transport links are convenient. The town's main roads connect quickly to surrounding areas, and local bus services run frequently along routes to the town centre, seafront, and beyond. Great Yarmouth railway station is within easy reach, offering rail services towards Norwich and the wider region. For those who enjoy a coastal lifestyle, the beach and seafront promenades are reachable on foot or by bike, making it easy to enjoy regular walks, local events, and outdoor leisure activities.



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Positioned within the coastal town of Great Yarmouth, this mid-terrace residence offers a practical and well-presented home suited to first-time buyers or investors.

Fully refurbished in 2023, the property has been updated to provide a clean, modern interior that is ready to move into. The location places you within easy reach of the town centre for everyday amenities, shops and transport links, while the coastline is just a short distance away, offering straightforward access to open walks and sea views.

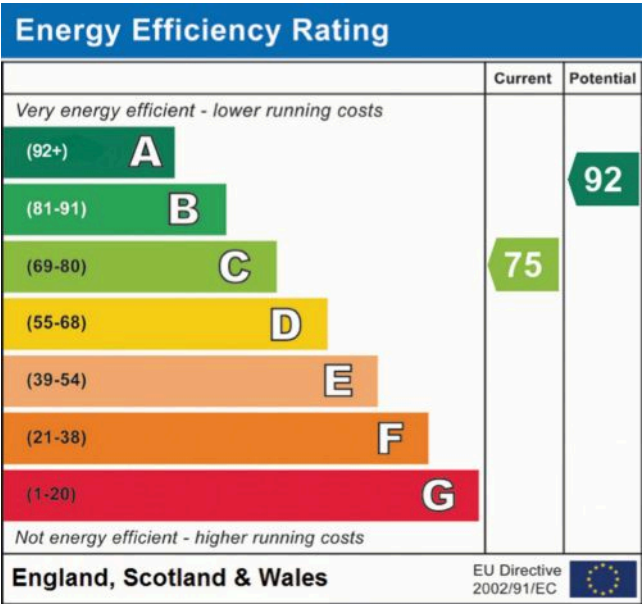
The living room is filled with natural light, creating a bright and comfortable setting for both everyday living and entertaining. The kitchen is fitted with modern cabinetry and includes an integrated oven, ceramic hob and sink with drainer unit, along with designated space for additional appliances. Its layout is designed for practical day-to-day use.

To the rear, a lean-to provides valuable additional space that can be utilised as a utility area or for storage, helping to keep the main living areas organised.

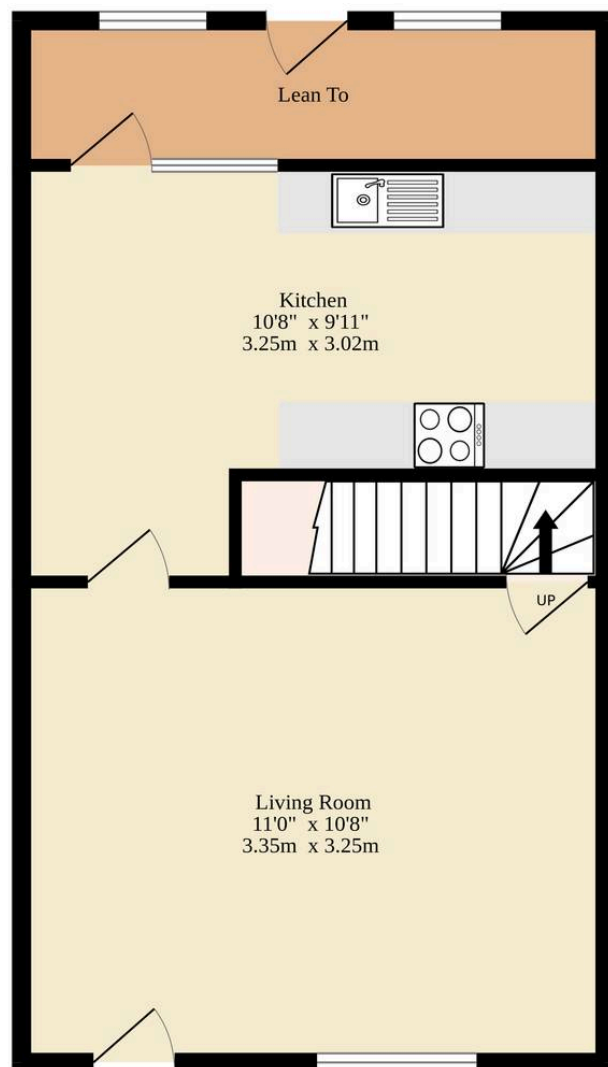
Upstairs, there is a double bedroom with ample space for freestanding furniture, alongside a bathroom comprising a three-piece suite, finished in a simple and functional style.

A communal green is located moments away, offering an open outdoor space close to the property.

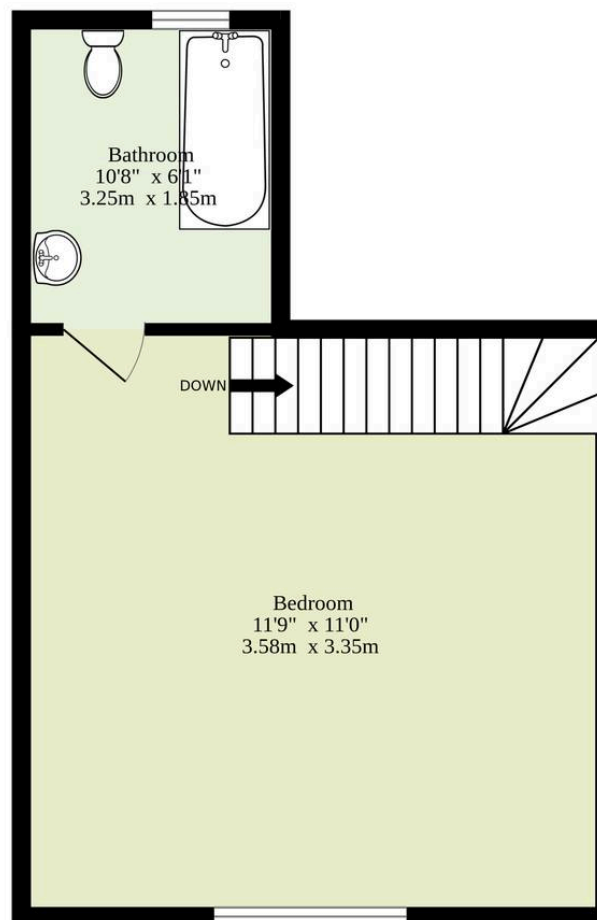
Overall, this mid-terrace home combines a modern finish with a convenient location, making it a straightforward and appealing option within Great Yarmouth.



Ground Floor
244 sq.ft. (22.7 sq.m.) approx.



1st Floor
197 sq.ft. (18.3 sq.m.) approx.



TOTAL FLOOR AREA : 441 sq.ft. (41.0 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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Dreaming of this home?

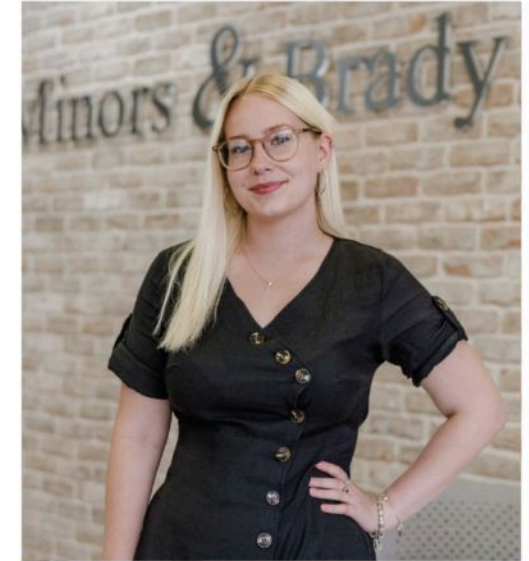
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Senior Property Consultant



Meet *James*
Property Consultant



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Minors & Brady

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 caister@minorsandbrady.co.uk

 01493 806188

 48 High Street, Caister-on-Sea, Great Yarmouth, NR30 5EH

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