



15 Newhaven Close, Cromer

Cromer



Minors & Brady

# 15 Newhaven Close

Perched above the town, this exceptional detached residence offers an enviable lifestyle just moments from the shoreline of Cromer. From its elevated vantage point, the outlook stretches beautifully across the townscape to the iconic Cromer Parish Church and the historic Cromer Lighthouse, creating a constantly changing backdrop. Thoughtfully designed for both comfort and versatility, the home combines generous proportions with a flow ideal for everyday living. Light-filled interiors enhance the sense of space, while charming character touches add personality throughout. The layout effortlessly balances sociable areas with restful private rooms, making it perfect for families, downsizers or those seeking a refined coastal escape. Set within a peaceful cul-de-sac, the setting offers convenience to local amenities and the seafront. This is a rare opportunity to secure a beautifully maintained home in one of North Norfolk's most sought-after seaside destinations.

- Elevated position with sweeping coastal and town views
- Three spacious double bedrooms
- Family bathroom plus separate cloakroom
- Spacious dual-aspect sitting room with feature fireplace and wood-burning stove
- Defined dining area ideal for entertaining and family gatherings
- Well-appointed kitchen with space for range cooker and excellent preparation space
- Impressive triple-aspect sunroom with direct access to the garden
- Fully enclosed rear garden enjoying privacy and a woodland backdrop
- Driveway providing ample off-road parking
- Detached garage with additional workshop/storage space





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## The Location

Cromer is a charming seaside town on the north coast of Norfolk. Set on cliffs overlooking the North Sea, it has a relaxed, welcoming feel and a strong connection to the sea.

One of its best-known landmarks is Cromer Pier, which stretches out into the water and still hosts traditional end-of-pier theatre shows, a rare and much-loved feature of British seaside towns. The beach below is sandy and spacious, especially at low tide, making it ideal for walks, paddling, or simply enjoying the fresh sea air.

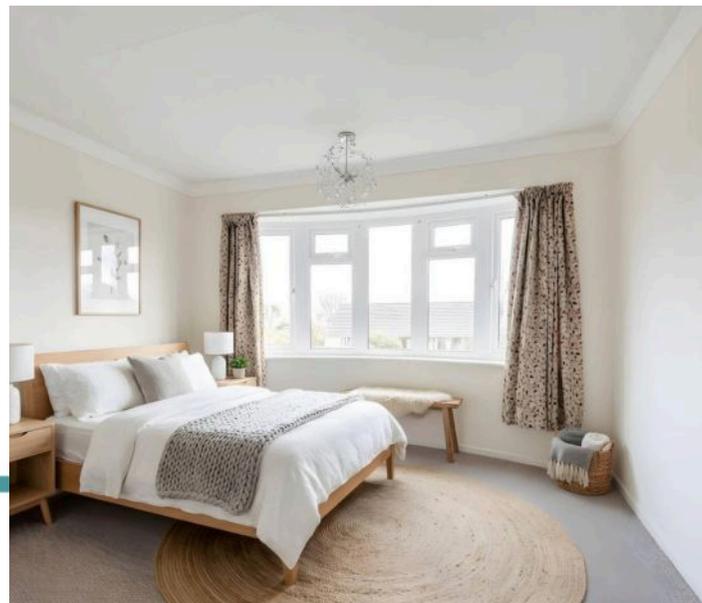
Cromer has long been associated with fishing, particularly its famous Cromer crabs, which are still landed locally. The town centre features Victorian architecture, small independent shops, and a good selection of cafés and seafood restaurants, giving it an authentic rather than overly commercial atmosphere.

It also sits within the Norfolk Coast Area of Outstanding Natural Beauty, so visitors are close to scenic coastal paths, open skies, and peaceful countryside. Altogether, Cromer offers a pleasant and unpretentious coastal escape with plenty of traditional character.

## Newhaven Close, Cromer

Set in an elevated position within the ever-popular coastal town of Cromer, this well-presented three-bedroom detached bungalow enjoys far-reaching views across rooftops towards the church, lighthouse and the sea beyond. Located in the desirable Newhaven Close, the property offers privacy, a pleasant woodland backdrop and generous living space throughout, making it equally suited as a comfortable family home or a peaceful seaside retreat.

The accommodation is bright and well laid out, beginning with a welcoming entrance porch leading into a spacious central hallway.



## 15 Newhaven Close

The living room benefits from dual-aspect windows, allowing plenty of natural light, and features a wood-burning stove set within a fireplace alcove. An attractive archway opens into a defined dining area, creating an ideal setting for both everyday living and entertaining.

The kitchen offers a traditional feel with ample base units and work surfaces with stainless steel splashback and hood, and space for freestanding appliances. A rear hallway provides additional utility space with plumbing for white goods. The adjoining sunroom is a standout feature, with windows on three sides and sliding doors opening directly onto the garden, a lovely spot to relax while enjoying the outlook.

There are three well-proportioned double bedrooms, all newly carpeted, along with a modern family bathroom fitted with a P-shaped bath and shower over, heated towel rail and contemporary fittings. A separate WC adds convenience. The property has also been freshly decorated throughout and benefits from gas central heating.

Outside, the front garden is mainly laid to lawn with planted borders, while a driveway provides off-road parking for several vehicles and leads to a detached garage with additional workshop space. The rear garden is fully enclosed and enjoys a high degree of privacy, backing onto woodland. With a patio area and lawn bordered by shrubs, it offers an attractive and secure outdoor space for relaxing or entertaining.

### Agents Note

This property will be sold freehold.

Connected to mains water, electricity, gas and drainage.



**Ground Floor**  
**1196 sq.ft. (111.1 sq.m.) approx.**



Including Garage

TOTAL FLOOR AREA : 1196 sq.ft. (111.1 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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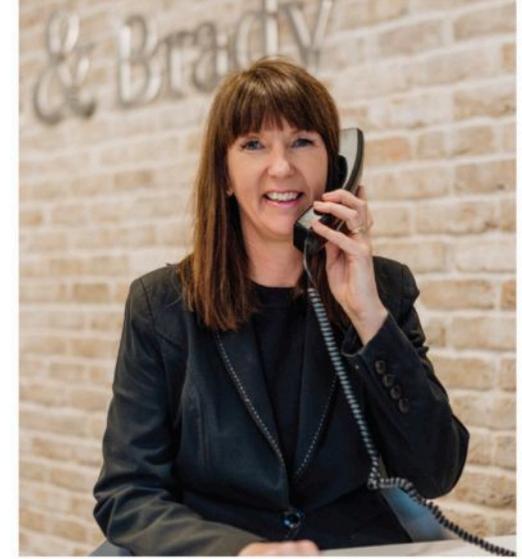
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