



7 Cloverland Drive, Hemsby

Great Yarmouth



Minors & Brady

7 Cloverland Drive

Hemsby, Great Yarmouth

Proudly positioned on a generous-size corner plot, this three-bedroom detached home in Hemsby offers bright and versatile living spaces for modern family life. The living and dining areas open into a light-filled conservatory, while the well-equipped kitchen provides a practical hub for daily meals and entertaining. The principal bedroom features a private ensuite, with two further bedrooms and a family bathroom offering flexible space for work, rest, or hobbies. Outside, the garden includes a paved patio, lawn, and established flower beds, alongside driveway parking and a garage. With local amenities, schools, and the Norfolk coast close at hand, the property delivers a comfortable and welcoming environment for everyday living.

Agents Notes

Freehold

Connected to mains water, electricity and drainage.

Electric heating system.



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- Detached three-bedroom family home situated on a generous corner plot in the coastal village of Hemsby
- Spacious living room with large windows and electric fireplace, flowing through double doors into the dining area
- Light-filled conservatory providing additional reception space and garden views
- Well-equipped kitchen with fitted units, integrated oven, and under-counter space for appliances, with room for a breakfast table
- Principal bedroom with private en-suite shower room
- Two further bedrooms sharing a family bathroom, suitable for flexible use such as home office, dressing room, or nursery
- Private rear garden with paved patio, lawn, and established flower beds, plus timber shed for storage
- Driveway offering off-road parking for multiple vehicles and garage for storage or practical use
- Convenient location close to local shops, schools, recreational facilities, and the Norfolk coast, with good transport links to Great Yarmouth and Norwich



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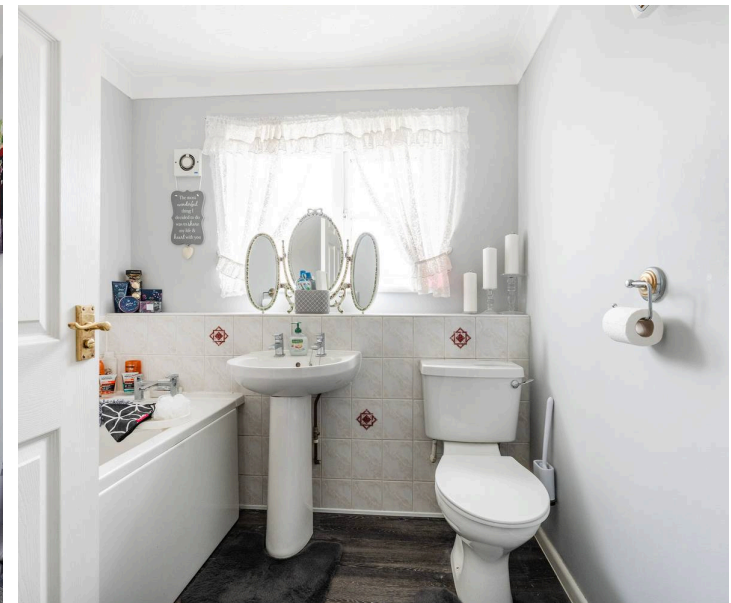
Hemsby

Cloverland Drive is a quiet residential street nestled in the coastal village of Hemsby, Norfolk. The area reflects the village's laid-back, seaside character, with gardens and streets that feel calm and community-focused outside of the summer season, when the nearby beaches attract seasonal visitors.

Everyday shopping needs can be met within a short distance. Hemsby has a handful of local shops, including a small convenience store, a bakery, and a few independent outlets catering to both residents and tourists. For larger supermarkets, residents typically travel a few miles to Caister-on-Sea or Great Yarmouth, where stores like Tesco, Sainsbury's, and Asda provide full grocery selections and household goods.

Families in the area have access to local schooling with Hemsby Primary School being the closest, while secondary education is available a few miles away in Flegg High Ormiston Academy at Martham.

Transport links are modest but functional. Hemsby is served by regular bus routes connecting the village to Great Yarmouth and surrounding towns. For rail travel or major road connections, residents usually rely on nearby Great Yarmouth, which provides access to national rail networks and main road routes such as the A149.



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The home welcomes you with a bright entrance hall, complemented by a convenient cloakroom. To the front, the living room is naturally light and inviting, featuring an electric fireplace and a comfortable atmosphere for relaxing or entertaining. Internal double doors open into the dining room, a versatile space for family meals or hosting guests.

Beyond this, sliding doors lead to the conservatory, which is bathed in natural light and offers views over the garden, extending the reception space and creating a relaxed, open feel.

The kitchen is fitted with practical units, an integrated oven, and under-counter spaces for appliances, while providing room for a breakfast table. Its layout allows easy access to the dining and living areas, making it a central hub for daily life.

The property offers three well-proportioned bedrooms, each providing privacy and comfort. The principal bedroom benefits from an en-suite shower room, while the remaining two bedrooms share a family bathroom. The layout provides flexibility to accommodate a home office, nursery, or dressing room, according to individual requirements.

Externally, the property enjoys a private and well-maintained garden. A paved patio terrace provides an ideal area for outdoor seating, while the lawn and established flower beds add colour and character. A shingle side area with a timber shed offers practical storage, and the front garden is laid to lawn, enhancing the property's kerb appeal.

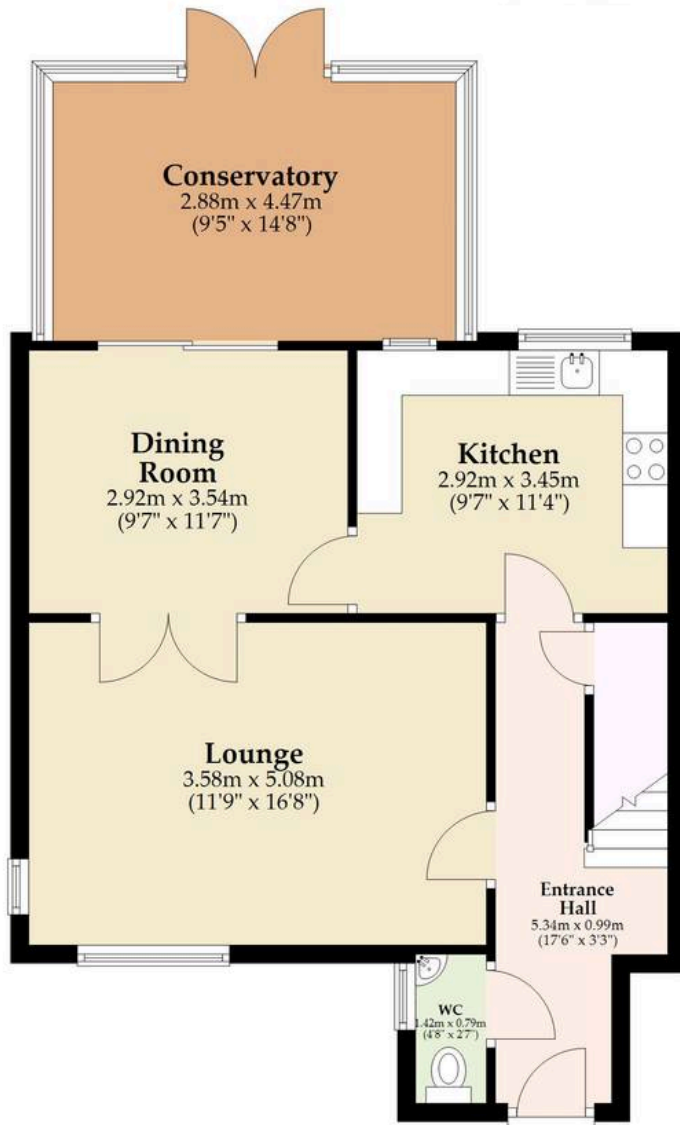
A paved driveway to the rear provides off-road parking, complemented by a garage suitable for storage or additional practical use. The corner plot offers generous space and a sense of privacy, allowing for flexible use of the outdoor areas.



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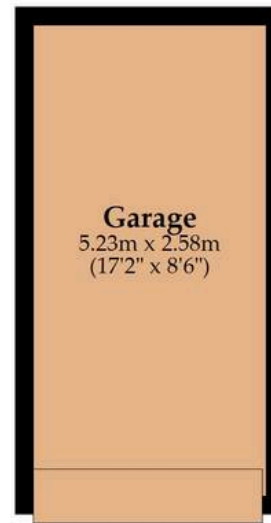
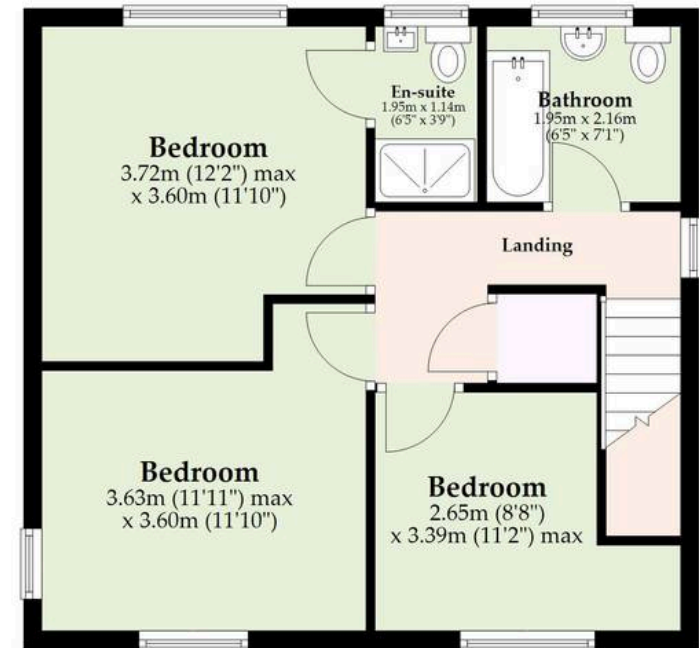
Ground Floor

Approx. 63.8 sq. metres (687.3 sq. feet)
(excluding Garage)



First Floor

Approx. 47.6 sq. metres (512.1 sq. feet)



Total area: approx. 111.4 sq. metres (1199.3 sq. feet)

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.

Plan produced using PlanUp.

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