



9 Nickerson Close, Ormesby

Great Yarmouth



Minors & Brady

9 Nickerson Close

Ormesby, Great Yarmouth

Offering an inviting setting within a sought-after coastal development, this detached home provides a turn-key interior designed for modern family living. A bright and welcoming layout flows from the comfortable living room to the open-plan kitchen/dining space, where French doors lead directly to the garden. Three well-proportioned bedrooms include a principal suite with private shower room, while the landscaped garden, complete with terraces, lawn and a versatile outbuilding, creates an appealing area for work or leisure. With off-road parking, a garage and a well-kept frontage, it presents a confident and well-rounded option in the heart of Ormesby.



M&B

9 Nickerson Close

Ormesby, Great Yarmouth

- Detached residence positioned on a sought-after development within the coastal village of Ormesby, Norfolk
- Suitable option for families looking for a turn-key interior that can easily adapt to your own preferences and style
- Strong kerb appeal with a maintained front garden, a driveway providing off-road parking and a garage for storage use
- Comfortable, light-filled living room that invites relaxation
- Open-plan kitchen/dining room that creates an effortless flow for everyday living and entertaining
- Kitchen is equipped with quality Navy cabinetry, a full-range of integrated appliances and a functional utility room for laundry goods
- Three bedrooms offering comfort and privacy, the principal bedroom benefits from a private en-suite shower room
- Family bathroom comprising of a modern three-piece suite
- A private, well-maintained garden featuring a patio, two terrace's for outdoor seating, a laid to lawn and an outbuilding that can be used for home-working, garden entertaining or storage
- Easy access to a wide range of essential amenities and the scenic coastline



M&B

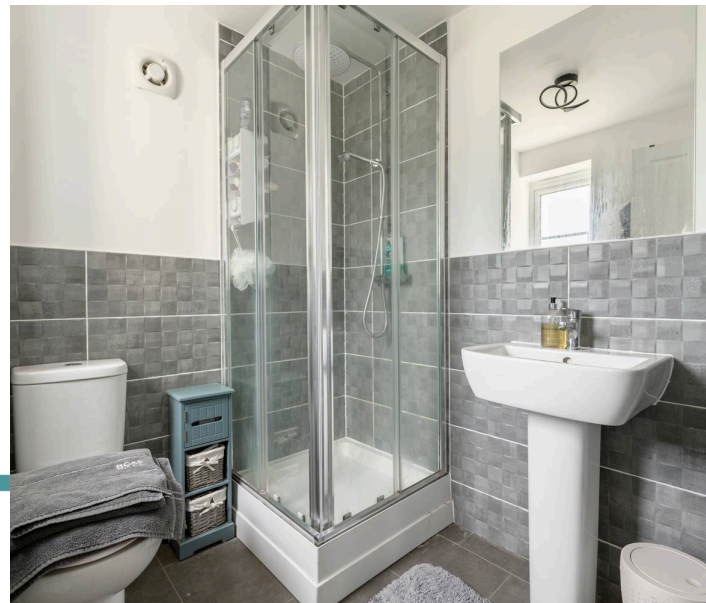
9 Nickerson Close

Ormesby, Great Yarmouth

Ormesby

Nickerson Close sits within a settled residential part of Ormesby St Margaret, placing you close to the coast while still well connected to nearby villages such as Scratby, Hemsby, and Caister-on-Sea. Everyday shopping is straightforward, with SPAR Ormesby on North Road as the nearest convenience option, and larger supermarkets including Tesco Superstore on Yarmouth Road in Caister-on-Sea, Lidl on Norwich Road in Caister-on-Sea, and Sainsbury's in Great Yarmouth all within a short drive.

Families have several nearby schooling choices: Ormesby Village Infant School and Ormesby Village Junior School are the closest, with Caister Academy providing secondary education. Transport links are practical for a coastal village, with regular bus routes running towards Great Yarmouth, Caister, and Hemsby, and easy road access to the wider area. The setting supports a relaxed, coastal-leaning lifestyle, with beaches, walking routes, and village amenities all close at hand.



M&B

9 Nickerson Close

Ormesby, Great Yarmouth

Positioned within a well-regarded modern development in the coastal village of Ormesby, this detached residence presents an appealing opportunity for families seeking a turn-key home with the flexibility to adapt the interior to their own style. The property enjoys strong kerb appeal, enhanced by a neatly maintained front garden, a driveway for off-road parking and a garage ideal for storage.

The welcoming entrance hall sets the tone for the light and airy accommodation, complete with a convenient WC. The living room offers a comfortable setting for everyday relaxation, benefitting from generous natural light throughout the day.

To the rear, the open-plan kitchen/dining room provides a sociable space for both daily routines and entertaining, with French doors opening directly onto the garden. The kitchen features quality Navy cabinetry, a full range of integrated appliances and a practical utility room for laundry and household items.



M&B

9 Nickerson Close

Ormesby, Great Yarmouth

Upstairs, three well-proportioned bedrooms offer comfort and privacy. The principal bedroom includes its own en-suite shower room, while the remaining bedrooms are served by a modern family bathroom with a three-piece suite.

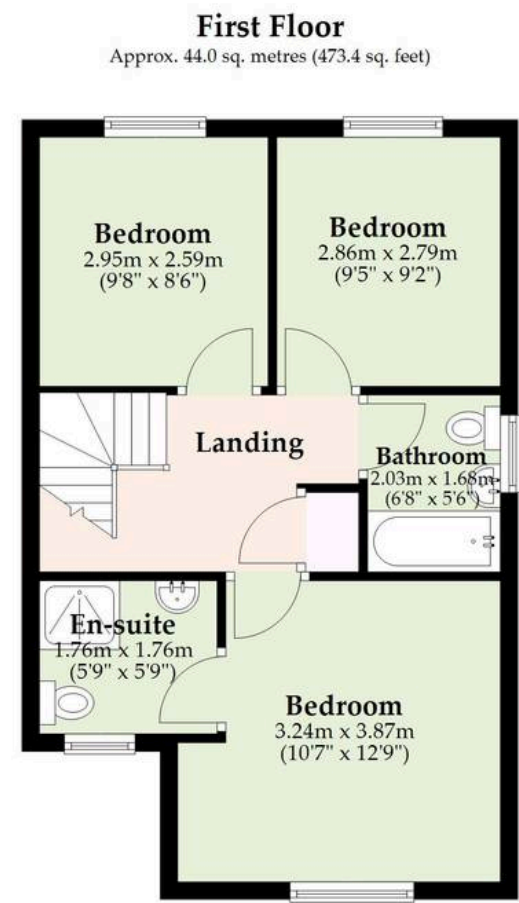
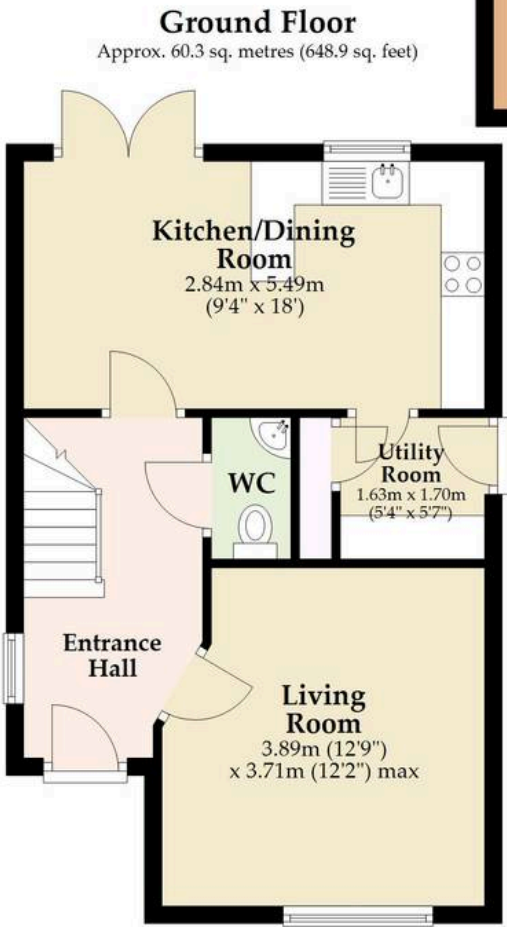
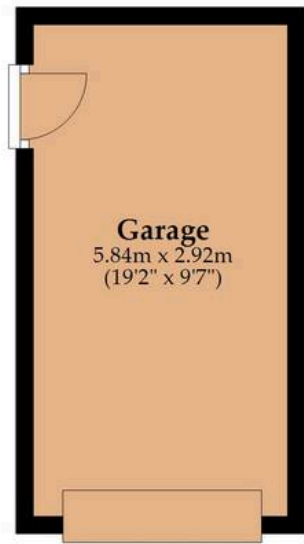
The rear garden is a particular highlight, designed for low-maintenance enjoyment with a patio, two terraces for outdoor seating, a lawned area and a versatile outbuilding suitable for home working, garden entertaining or additional storage.

A well-presented home in a desirable coastal setting, offering modern comforts, adaptable spaces and an inviting garden to complete the picture.



M&B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		93
(81-91) B	82	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	



Total area: approx. 104.3 sq. metres (1122.3 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.



Dreaming of this home? Let's make it a *reality*.



Meet *Sarah*
Senior Property Consultant



Meet *Dan*
Branch Partner



Meet *Lauren*
Property Consultant

Minors & Brady
Your home, our market

 caister@minorsandbrady.co.uk

 01493 806188

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

CAISTER-ON-SEA | DEREHAM | DISS | NORWICH | OULTON BROAD | WROXHAM



How can we support

- ✓ Residential Mortgages
- ✓ Protection & Insurance
- ✓ Buy-to-let (personal and limited company)



Matt Waters
Director and
Principal



Victoria Payne
Mortgage and
Protection Advisor

Offering you quick and professional mortgage advice every step of the way.

T: 01603 210378
E: enquiries@norfolk-mortgages.co.uk