



9 Cromarty Way, Caister-On-Sea

Minors & Brady

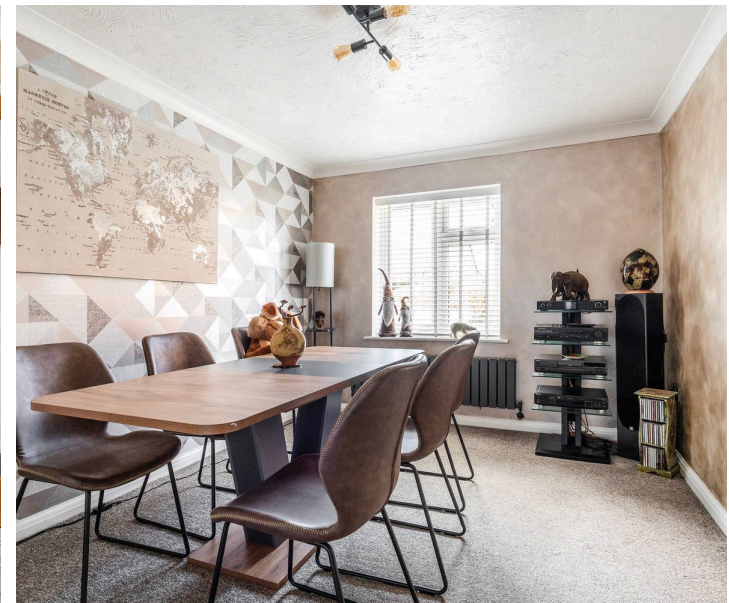
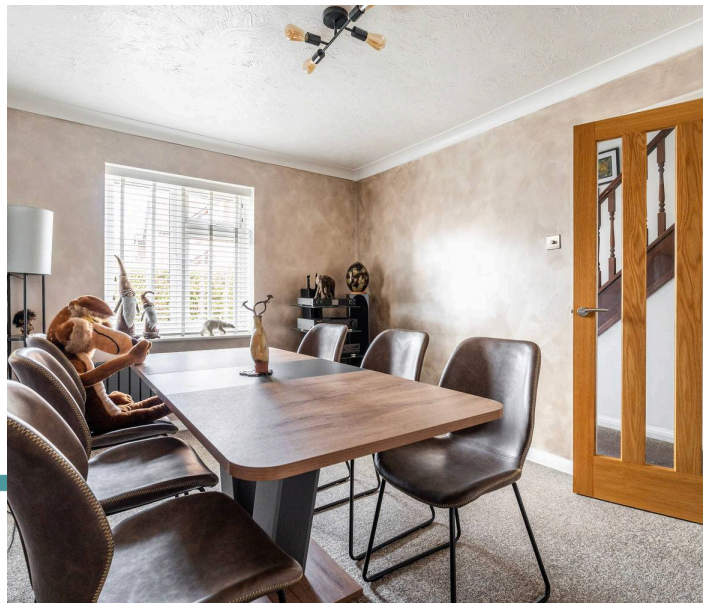


9 Cromarty Way

Caister-On-Sea, Great Yarmouth

Private cul-de-sac position, landscaped gardens and over 1,400 sq. ft. of versatile family living. Set in a peaceful end-of-cul-de-sac setting in popular Caister-on-Sea, this well-maintained detached home offers generous and flexible accommodation perfectly suited to modern family life. The ground floor features a bright double-aspect sitting room opening into a conservatory, a separate dining room, and a fitted kitchen with adjoining utility area. Upstairs, four bedrooms all benefit from built-in storage and are served by modern bathroom facilities, including a family bathroom and separate shower room. Outside, the landscaped rear garden enjoys a private, non-overlooked aspect and is complemented by an irrigation system, while further benefits include a garage, driveway parking, EV charging point and water softener.

- Detached four-bedroom family home occupying a desirable end-of-cul-de-sac position within the popular coastal village of Caister-on-Sea
- Generous accommodation extending to approximately 1,423 sq. ft., offering flexible and well-balanced living space across two floors
- Bright double-aspect sitting room with direct access to the conservatory, creating an ideal environment for both everyday living and entertaining
- Separate dining room providing a dedicated space for family meals, formal occasions and social gatherings
- Fitted white kitchen with chrome fixtures and fittings, complemented by a practical adjoining utility area for additional storage and functionality
- Four well-proportioned bedrooms, all benefitting from built-in storage, ensuring excellent practicality for growing families
- Modern bathroom facilities including a contemporary family bathroom and separate shower room, perfectly suited to busy households





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Caister-On-Sea, Great Yarmouth

The Location

Located within the popular coastal village of Caister-on-Sea, this area enjoys an enviable position on the East Norfolk coast, offering a superb balance of seaside living and everyday convenience. The village benefits from a wide range of amenities including supermarkets, independent shops, cafés, pubs, primary and secondary schooling, healthcare facilities and leisure opportunities, making it a practical choice for families, retirees and professionals alike.

Caister-on-Sea is particularly well known for its expansive sandy beach and picturesque dunes, providing an excellent setting for coastal walks, outdoor recreation and year-round enjoyment of the Norfolk coastline. The village also has strong links to the area's maritime heritage and enjoys a welcoming community atmosphere, supported by a variety of local clubs, events and facilities.

For those needing to travel further afield, regular transport links connect the village to Great Yarmouth, while nearby road networks provide straightforward access to Norwich and surrounding market towns. Combining coastal charm, a strong sense of community and excellent day-to-day amenities, Caister-on-Sea continues to be one of the most desirable locations on the East Norfolk coast.



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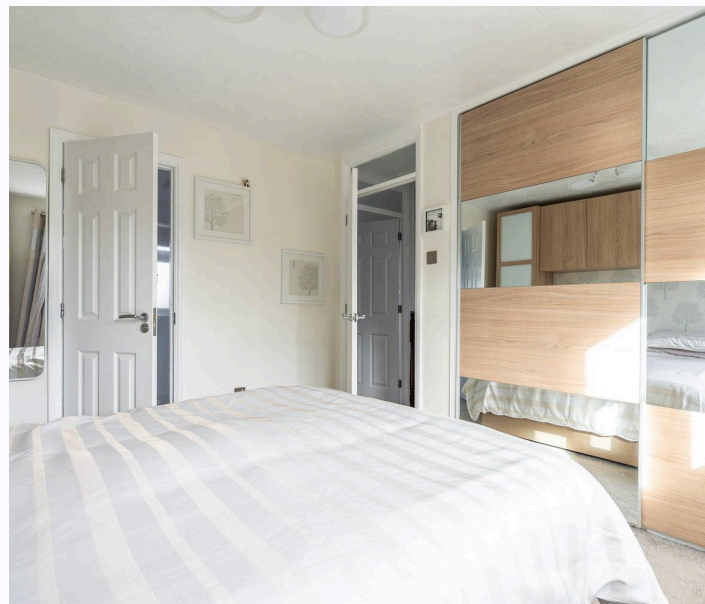
Caister-On-Sea, Great Yarmouth

Cromarty Way, Caister-On-Sea

Occupying a peaceful position at the end of a cul-de-sac within the popular coastal village of Caister-on-Sea, this generous four-bedroom detached home offers over 1,400 sq. ft. of versatile accommodation, a beautifully landscaped rear garden and a wealth of practical upgrades designed for modern family life.

Stepping inside, the welcoming entrance hall provides access to the principal reception rooms and a convenient ground floor WC. The double-aspect sitting room is a particularly impressive space, flooded with natural light and offering direct access to the conservatory, creating a seamless flow for both everyday living and entertaining. The conservatory provides an additional reception area overlooking the garden and can be enjoyed throughout the seasons.

The property also benefits from a separate dining room, ideal for family meals, celebrations or those seeking a more formal entertaining space. The fitted kitchen features a range of white cabinetry complemented by chrome fixtures and fittings, providing a bright and practical environment for cooking. Leading directly from the kitchen is a useful utility area, offering additional storage, workspace and access to the outside.



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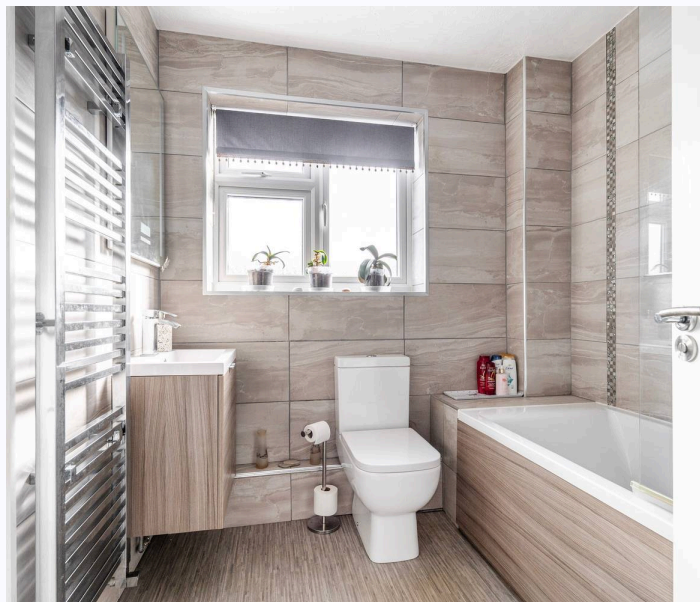
Upstairs, the first floor comprises four well-proportioned bedrooms, each benefiting from built-in storage solutions to maximise practicality and organisation. The accommodation is served by modern bathroom facilities, including a contemporary family bathroom alongside an additional shower room, providing flexibility for busy households.

Outside, the rear garden has been thoughtfully landscaped to create an attractive and low-maintenance outdoor environment. Enjoying a non-overlooked aspect, the garden offers a good degree of privacy and is enhanced by an irrigation system, helping to keep planting and lawn areas well maintained throughout the year. The property further benefits from a garage, driveway parking, an electric vehicle charging point and a water softener, adding further convenience to day-to-day living.

Situated close to the amenities, schools and sandy beaches that make Caister-on-Sea such a desirable place to live, this substantial family home combines generous accommodation with practical modern features in a highly sought-after residential setting.

Agent's Note

This property will be sold freehold and connected to mains water, electricity, gas and drainage.

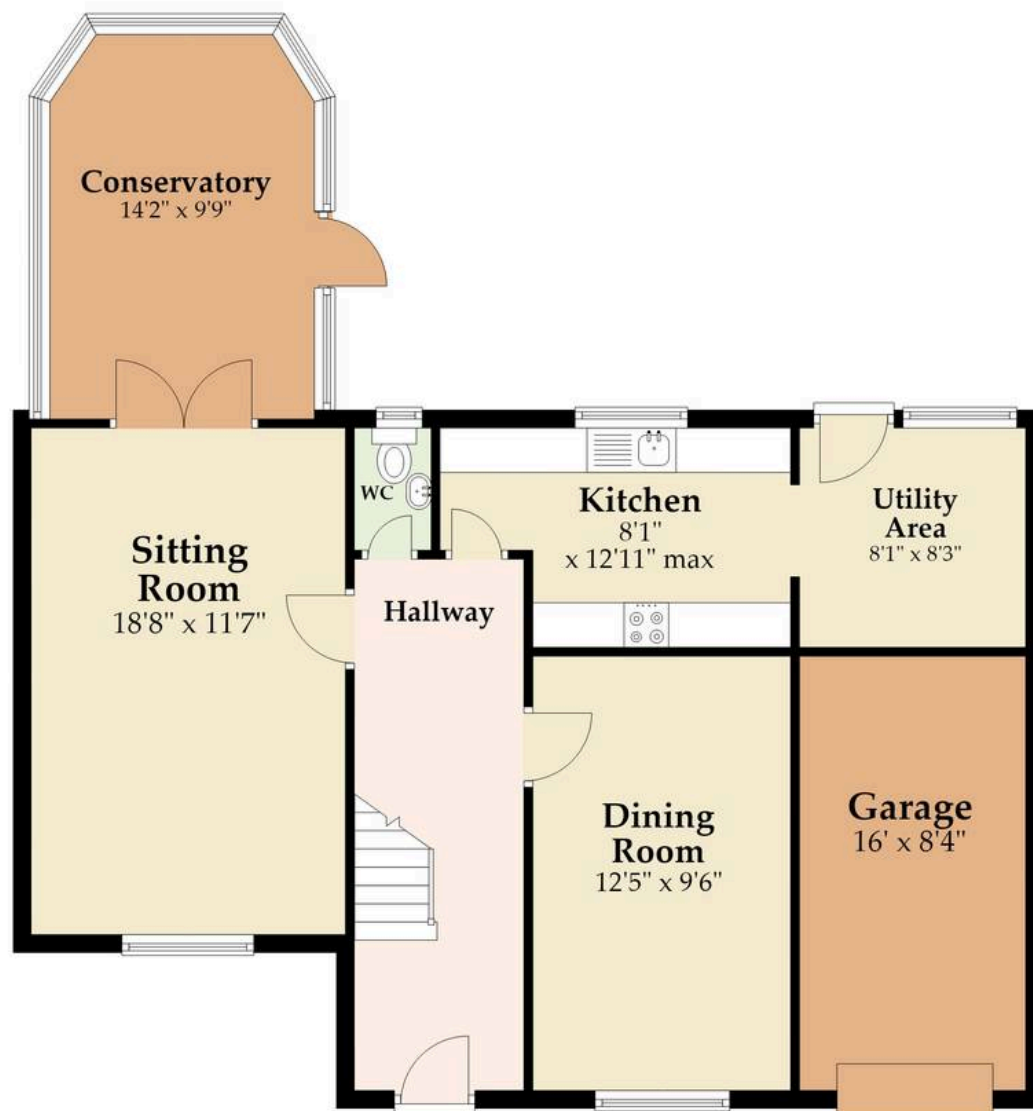


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Ground Floor

Approx. 887.5 sq. feet



First Floor

Approx. 535.5 sq. feet



Total area: approx. 1423.0 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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