

261 sundowner, Newport road

Minors & Brady

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Newport road, Hemsby

This well-presented two-bedroom holiday home offers a comfortable and practical retreat within the Sundowner holiday park, providing an excellent opportunity to enjoy the Norfolk coast and surrounding countryside. Arranged across a single floor, the accommodation includes a bright, spacious lounge, fitted kitchen, two bedrooms and a family bathroom.

The property also benefits from its own outdoor space, with a lawned area surrounding the home and plenty of opportunity to enjoy the setting during the warmer months.

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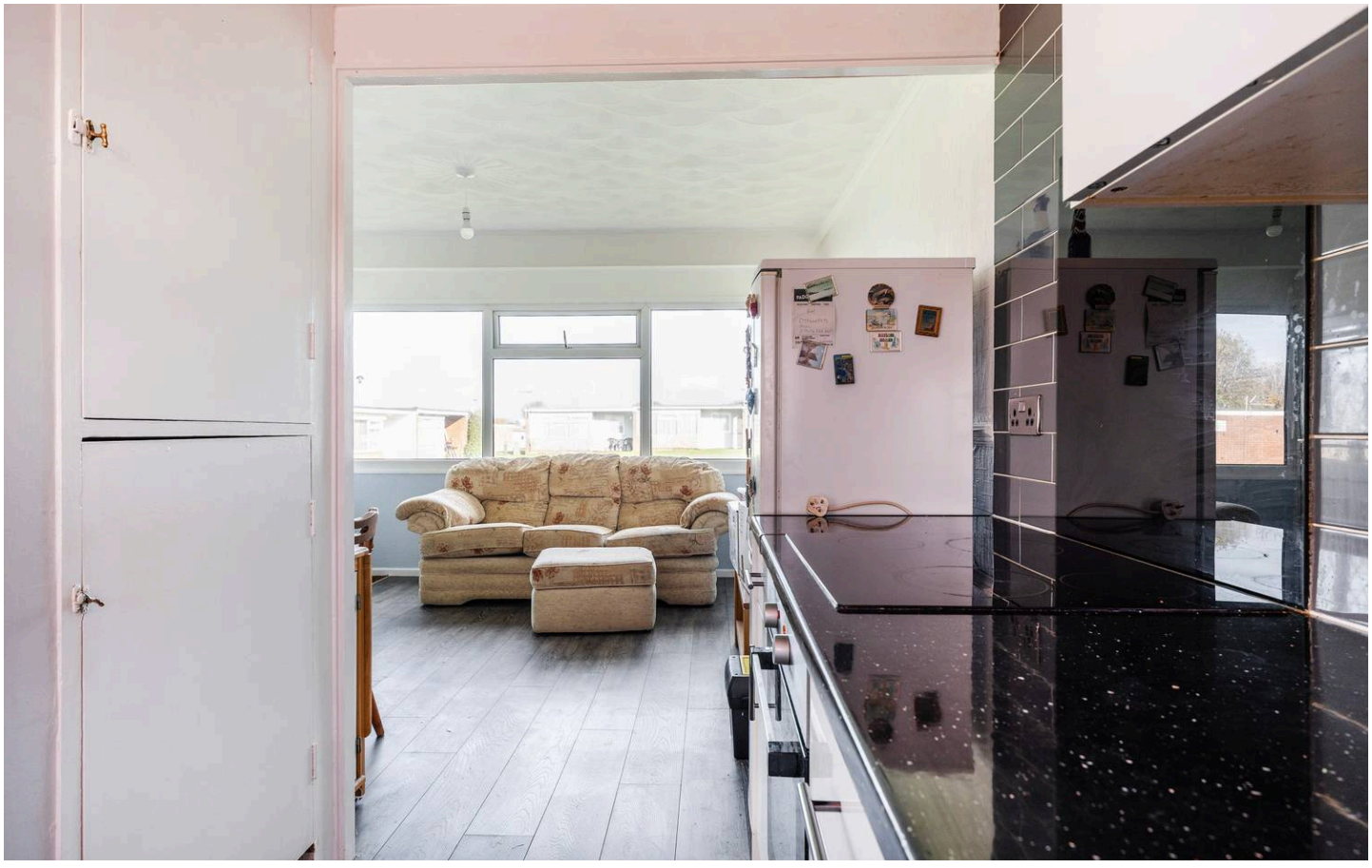


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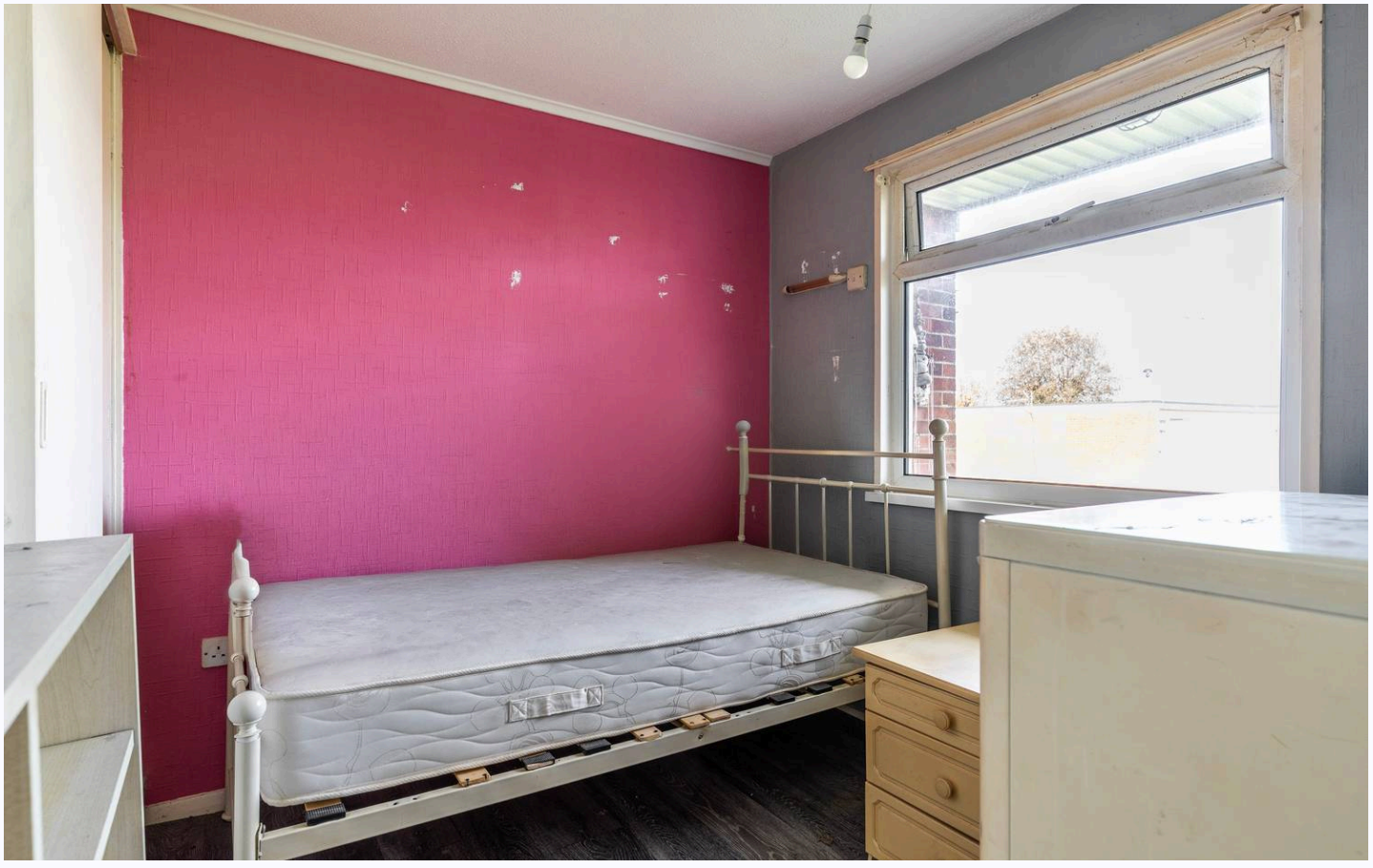
- Two bedroom holiday home offering comfortable and well arranged single storey accommodation, ideal for those seeking a base for enjoying the Norfolk coast and surrounding countryside
- Bright and welcoming lounge providing a comfortable main living space, with generous windows allowing plenty of natural light and creating a pleasant setting for relaxing
- Fitted kitchen offering a good range of storage and worktop space, with an adjoining layout that connects conveniently with the main living area
- Two well proportioned bedrooms, providing comfortable accommodation for owners and guests, with flexibility for visitors
- Bathroom fitted with a bath and overhead shower, wash basin and WC, providing practical facilities for everyday use
- Attractive outdoor setting, with a lawned area surrounding the property and space to enjoy the outdoors during the warmer months
- Situated within the Sundowner holiday park, offering a peaceful setting with communal green spaces and an established holiday home environment
- Seasonal holiday park operation, with the site open for occupation on a seasonal basis only and not available for year round residential use
- Convenient position on Newport Road, providing a base for exploring the surrounding Norfolk Broads, coastline and nearby local amenities

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Location

Sundowner Holiday Park is positioned just off the main stretch of Newport Road, with the sandy beach typically around a 10–20 minute walk depending on the exact point of access, taking you through dunes and open coastal paths. The immediate area is practical rather than formal resort-style, with nearby arcades, cafés, fish and chip shops, small bars, and local convenience stores within walking distance along Newport Road and the surrounding Hemsby village.

For groceries and larger supermarket options, residents and visitors typically travel a short distance to Great Yarmouth, which offers full-scale supermarkets and a wider retail selection about 10–15 minutes away by car. Transport links are simple and road-focused: Newport Road connects quickly to the A149 coastal route, with local bus services linking Hemsby to Great Yarmouth and neighbouring villages. Overall, the lifestyle is shaped by coastal access, walkable local amenities, and a relaxed holiday atmosphere with the Norfolk coastline and Broads region within easy reach.

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The property opens into a useful entrance porch, providing a sheltered approach into the home. From here, the lounge offers a comfortable main living space, with generous windows allowing plenty of natural light to fill the room. There is ample space for seating, creating a pleasant setting for relaxing and spending time with family or guests. The lounge also connects with the kitchen, allowing the two spaces to work conveniently alongside one another.

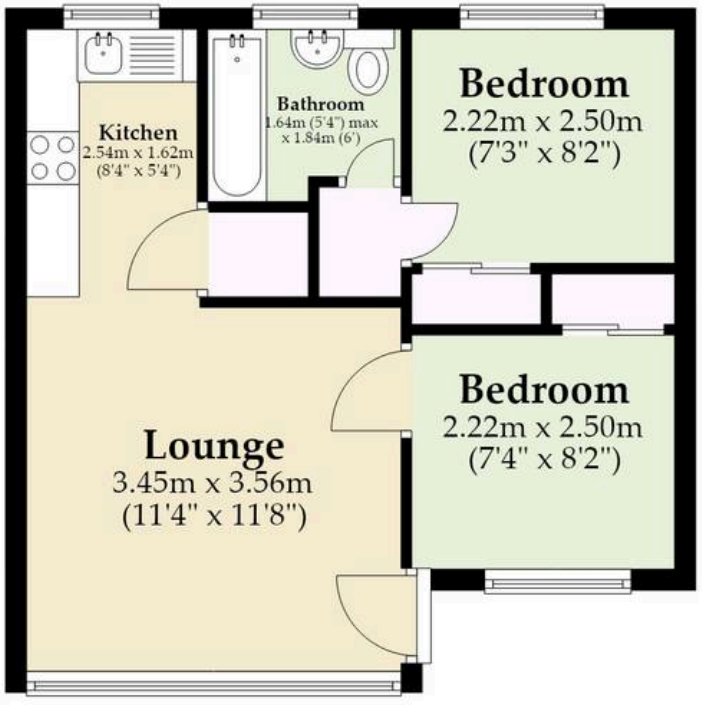
The fitted kitchen provides a practical range of storage and worktop space, with a layout designed to make good use of the available room. Its position alongside the lounge makes it easy to prepare meals while remaining connected to the main living area.

There are two bedrooms, both offering comfortable accommodation for owners and visitors. The layout provides flexibility for occasional guests, with the second bedroom also offering the option of being used for additional storage or other personal requirements. The accommodation is completed by a bathroom fitted with a bath and overhead shower, wash basin and WC.

Outside, the property enjoys a lawned area surrounding the home, providing useful outdoor space for sitting out and enjoying the surroundings. The wider holiday park offers an established setting with communal green spaces, creating a pleasant environment for enjoying time away.

Ground Floor

Approx. 35.0 sq. metres (376.5 sq. feet)



Total area: approx. 35.0 sq. metres (376.5 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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