



Flat 2, 52 High Street, Sheringham, NR26 8DT

Asking Price Of £210,000

- Fantastic location
- Close to beach and shop
- Town centre location
- EPC Rating: TBC

This immaculate two bedroom apartment lies in a fantastic location in the heart of the seaside town of Sheringham with shops, restaurants, and stunning beach within walking distance. This wonderful apartment consists of two double bedrooms, bathroom, lounge diner and kitchen breakfast room. Viewing highly recommended



Property Description

OVERVIEW

This beautiful two bedroom flat lies in the heart of the beautiful seaside town of Sheringham with a wealth of amenities and facilities on your doorstep. The property consists of two double bedrooms, spacious lounge diner, kitchen breakfast room, family bathroom, balcony and stunning Sea view's.

Sheringham is situated on the renowned North Norfolk Coast which is an area of outstanding natural beauty. It is famous for its incredibly picturesque coastline, the nature reserve and the outstanding bird spotting which attracts visitors from far and wide. There are several golf courses and National Trust properties in the area. Nearby is the Georgian town of Holt and the hotspots of Cley, Blakeney and Brancaster.

KITCHEN/BREAKFAST ROOM

Double glazed door with Sea view's leading to balcony and external entrance stairs. Lino flooring, wall and base units, worktops, sink drainer, built in electric oven and hob, space for fridge freezer, dishwasher and washing machine,

HALLWAY

Carpets, dado rail, doors leading to rooms and loft access. Loft is the size of the flat with potential to convert.

LOUNGE/DINER

Original baysash windows refurbished to double glazed units to the front with views over the town and beyond. Carpets, radiator, picture rails, TV point, small built in cupboard. Original cast iron fireplace with surround.

BEDROOM ONE

Large double bedroom, carpets, radiator, three original sash windows to the front refurbished to double glazed units, and original cast iron fireplace with surround.





BEDROOM TWO

Double glazed window to the rear with Sea view's, carpets, radiator and built in wardrobe,

BATHROOM

Double glazed window to the rear with Sea view's, lino flooring, built in airing cupboard, part tiled, Wash hand basin, wall mounted mirror with light, shaver point, WC, bidet, corner bath and shower cubide.

OUTSIDE

The entrance of the property is at the rear with stairs leading to a balcony entrance area into the kitchen. The balcony area is ideal for al fresco dining and enjoying the Sea view's.



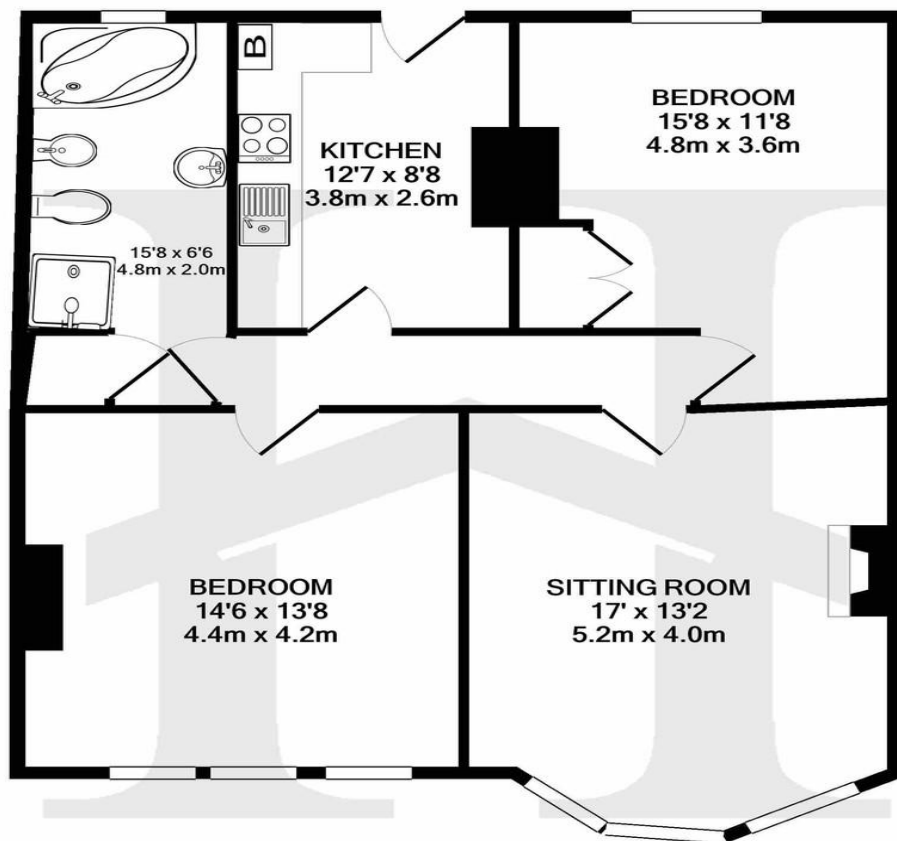
AGENTS NOTE

Leasehold: 139 years left on the lease

Ground rent: £100pa

Maintenance TBC





TOTAL APPROX. FLOOR AREA 810 SQ.FT. (75.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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
 Made with Metropix ©2021

15 West Street, Cromer, Norfolk,
 NR27 9HZ

☎ 01263 511111
 ✉ cromer@henleysea.co.uk
henleysea.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements