



THE STORY OF

4 Smugglers Close

Old Hunstanton, Norfolk

SOWERBYS



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4 Smugglers Close

Old Hunstanton, Norfolk
PE36 6JU

●
No Onwards Chain

Surprisingly Spacious Accommodation

Large Rear Garden

Plenty of Off-Street Parking

Garage

Short Walk to Beach

Three/Four Bedrooms
●

The sandy toes, the distant seagull sounds, the tranquil garden.... all part and parcel of living at 4 Smugglers Close, located only a short stroll from the superb dune beach of Old Hunstanton.

Walking through the entrance the hallway sets the tone of the property, with a large open space which creates a warm welcoming feel. The property has a spacious lounge to the front with large dual aspect windows which are flooded in natural light. Beyond the lounge is a dining room which connects to the kitchen easily and there's scope for this

to be made into a fourth bedroom or knocked through to the kitchen to create a large kitchen/diner. The kitchen at the rear of the property overlooks the gorgeous garden beyond, with a handy utility located at the side of the kitchen - allowing access to the side driveway.

The property has three bedrooms with one having built-in cupboard space. The smaller bedroom would make for an ideal home office or hobby room, and the accommodation is completed with a family bathroom - as well as a second WC.

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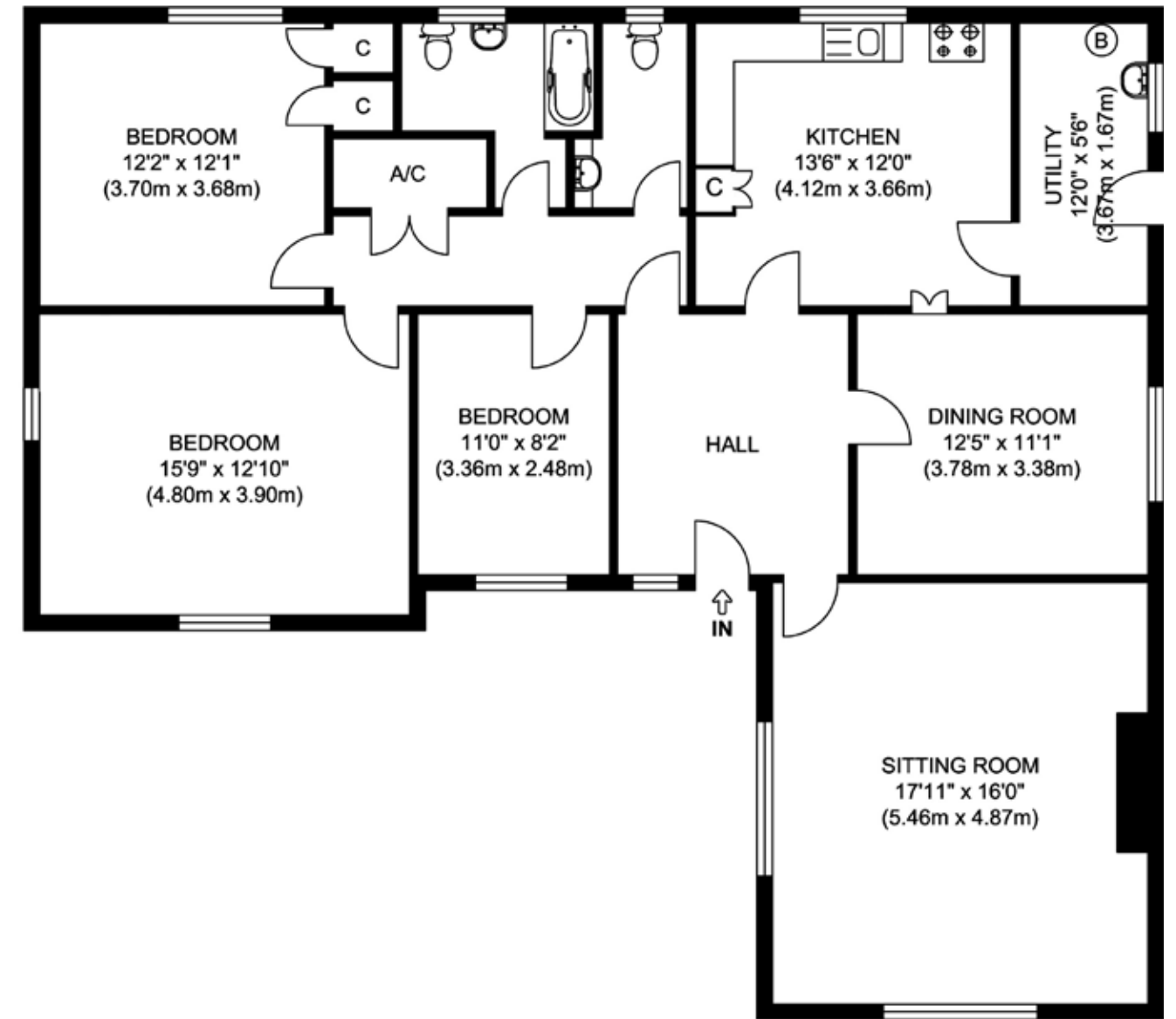
Outside, and to the rear, is perhaps the property's biggest surprise - a very large L-shaped garden which is a gardener's dream. The garden is mainly lawned with mature shrubs around the border and has clearly been well-maintained throughout the years. To the side of the rear garden is an access through a private gate onto the path which leads to the golf course and beach.



The front has a shingle driveway with enough space for several vehicles, perfect for hosting guests traveling from afar. Down the side of the bungalow is access to a double garage and further parking.



4 Smugglers Close makes for the perfect home - or even second home - by the coast and is in an amazing location for any golfers, beach walkers, or coastal enthusiasts of this world.



TOTAL APPROX FLOOR AREA OF HOUSE 1424.17 SQ.FT. (132.31 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 or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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ALL THE REASONS

Old Hunstanton

IN NORFOLK
IS THE PLACE TO CALL HOME



With its picturesque beaches, rich history, and friendly community, Old Hunstanton offers a unique and idyllic lifestyle for its residents and visitors alike.

The only west-facing village on the east coast, it dates back to the 1300s and was built by Sir Hamon Le Strange. Today it is a charming place, mixing new and old architecture.

One of the older buildings is the Le Strange Arms Hotel, which dates back to the 17th century. The popular hotel is a landmark building on the coastline of this village and sits alongside The Ancient Mariner Inn, a traditional pub full of character. With its fireplace, a brisk winter's dog walk can be culminated with good food in a warm environment. Along the village's main road, The Lodge is another pub full of charm and character.

For fine dining, visit The Neptune for modern cuisine. The award-winning and Michelin Star-rated restaurant uses seasonal Norfolk produce and is the ideal spot to taste the highlights of this county.

From its main road, down to the beach, there are also several shops, cafés, and other restaurants within the village, meaning that you've a great assortment right on your doorstep.

Whilst its landmark buildings and amenities bring a community feel and charm to the area, including the 14th century flint and free stone

St Mary's Church, the natural beauty of the village is perhaps unrivalled.

Boasting some of the most beautiful beaches on the Norfolk coast, the wide sandy shores, dotted with colourful beach huts, provide a perfect setting for leisurely strolls, sunbathing, and picnics with loved ones.

The renowned Hunstanton Cliffs and the Holme Dunes National Nature Reserve are just a stone's throw away, too. These areas are home to a variety of bird species and offer breathtaking views of the coastline. Seals can also be spotted on the nearby sandbanks, providing a unique wildlife experience.

For golf enthusiasts, Old Hunstanton offers a renowned golf course with stunning views of the sea and surrounding countryside. The Hunstanton Golf Club is one of the most celebrated links courses in the country, attracting golfers of all skill levels.

The village is just a short walk or drive away from the bustling seaside town of Hunstanton. Here, you'll find a wider range of amenities, shops, and entertainment options.



Note from The Vendor



“A very spacious and quiet home. There are lovely views with gated access towards the beach.”

THE VENDOR



SERVICES CONNECTED

Mains water, electricity, gas and drainage. Gas central heating.

COUNCIL TAX

Band F.

ENERGY EFFICIENCY RATING

D. Ref:- 0160-2397-5080-2007-4955

To retrieve the Energy Performance Certificate for this property please visit <https://find-energy-certificate.digital.communities.gov.uk/find-a-certificate/search-by-reference-number> and enter in the reference number above.

Alternatively, the full certificate can be obtained through Sowerbys.

TENURE

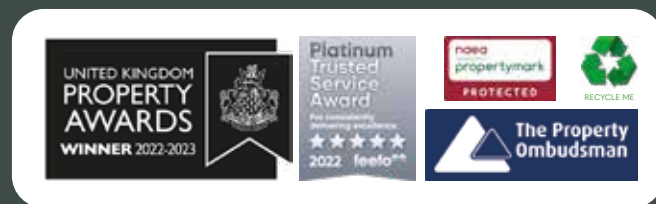
Freehold.

LOCATION

What3words: ///yacht.rash.measure

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SOWERBYS



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