



California Cliffs 5 Kestrel Rottenstone Lane, Scrabby

£50,000 Freehold

GUIDE PRICE: £50,000-£60,000. For those in search of a meticulously maintained holiday home with a touch of luxury, this three bedroom park home presents a rare opportunity to own a slice of coastal paradise. Don't miss your chance to make this exquisite property your own and experience the peaceful lifestyle it offers. Contact us today to arrange a viewing and begin your journey towards owning this incredible retreat.

Council Tax band: D

Tenure: Freehold

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LOCATION

The coastal village of Scratby is located only a mile away from the stunning coastline where you can enjoy all of the local amenities Scratby has to offer including the Post Office, Holiday Camps, Tea rooms and the 'Moments' restaurant. Apart from the lovely sandy coast, Scratby is surrounded by countryside field views and the neighbouring villages of Winterton, Hemsby, Ormesby, Martham and only a short 8 miles from Great Yarmouth and 20 miles into the Norwich city centre, where you can enjoy a wide range of amenities, shopping facilities, leisure centres and the beauty of the rich cultural history.



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CALIFORNIA CLIFFS

Upon entering the residence, you are greeted by an incredible open-plan living area that serves as the heart of the home. The high-quality fixtures and fittings instantly catches your attention, enhancing the modern aesthetic whilst providing comfort for every-day living. The sliding door and large windows not only fills the room with an abundance of natural light. The well-equipped kitchen features sleek cabinetry, integrated high-spec appliances and ample counter space for meal preparation and entertaining guests. Complimented by a utility room, offering additional storage space and laundry essentials.

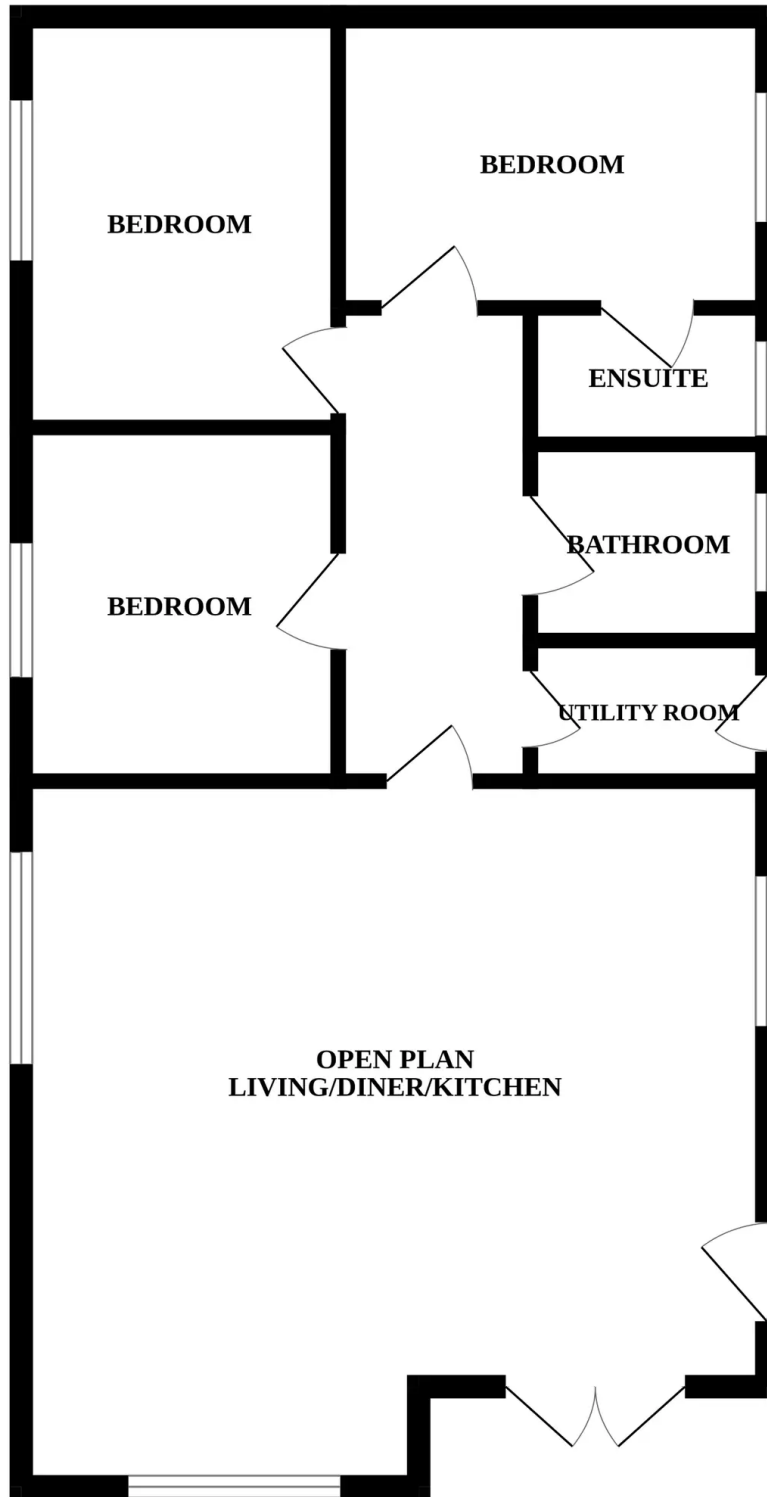
The three bedrooms, two with double beds and the other twin bedroom with single beds, are designed to offer relaxation and privacy, providing generous storage space for personal belongings. The principle bedroom flaunts a private ensuite and a walk-in wardrobe. The family bathroom is complete with a modern three-piece suite, accommodating all family members and guests.

One of the standout features of this property is the decked terrace, perfect for enjoying al fresco dining, soaking up the sun, or simply appreciating the fresh air. The terrace serves as an extension of the living space, creating an ideal setting for summertime entertainment and relaxation.

Conveniently, the property also offers off-road parking for two vehicles, ensuring that residents and guests have a secure and designated space to park.



GROUND FLOOR



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.

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