



THE STORY OF

Flat 1b, Alexandra House

Hunstanton, Norfolk

SOWERBYS

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Flat 1b, Alexandra House

Hunstanton, Norfolk,
PE36 6DX

Seafront Apartment

Large Sitting Room with Sea Views

Spacious Kitchen/Dining Room

Two Double Bedrooms

Two En-Suites

Seating Areas Front and Rear

Off-Road Parking

Close to Town

No Onward Chain

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“This expansive two-bedroom apartment offers the epitome of coastal living.”

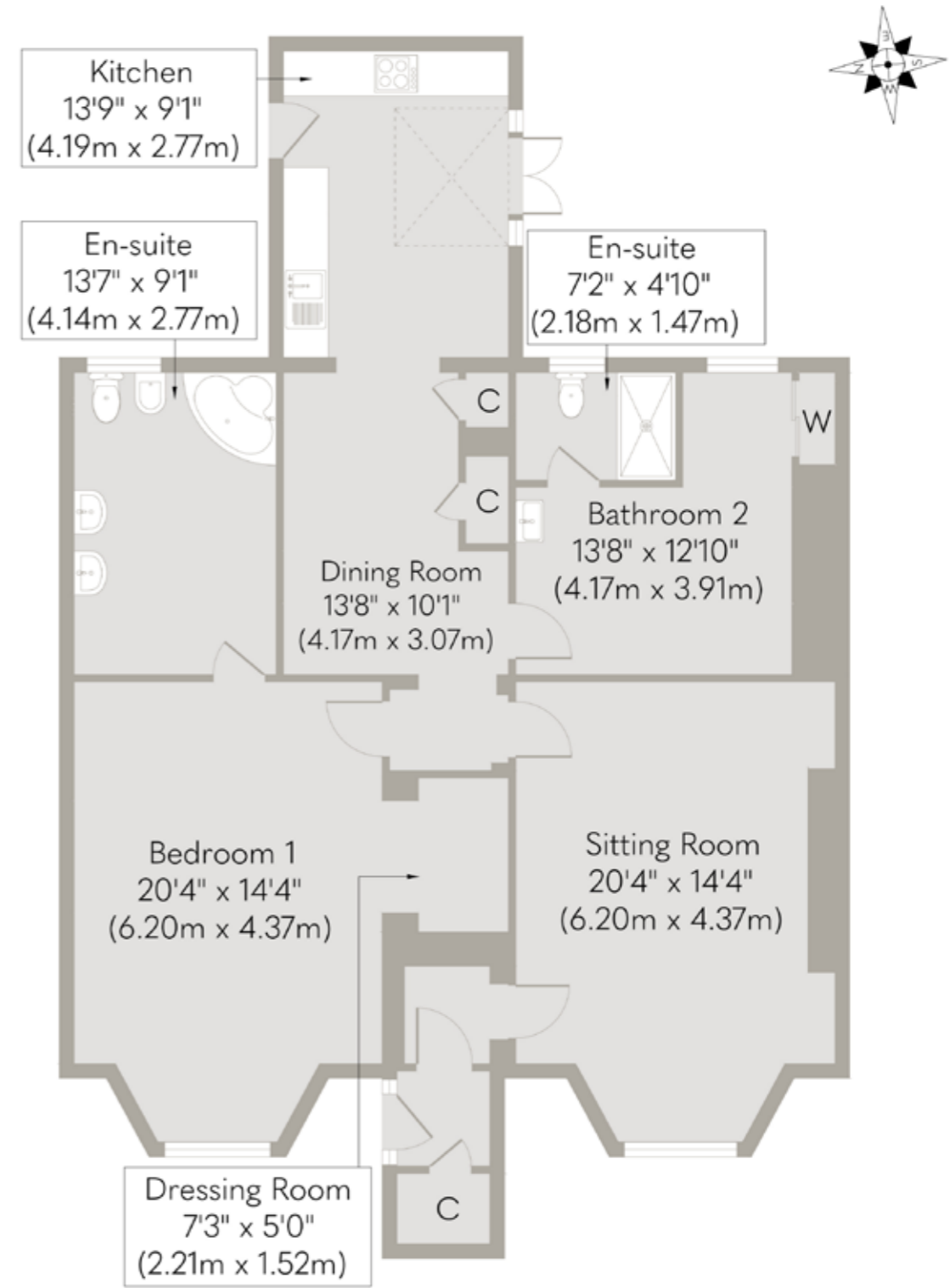
Welcome to your seaside sanctuary! Nestled just a stone's throw away from the picturesque seafront, this expansive two-bedroom apartment offers the epitome of coastal living.

Step inside to discover a spacious sitting room, where panoramic sea views greet you. Imagine relaxing here with a cup of coffee in hand, watching the waves dance along the shoreline.

The heart of the home is a generously sized kitchen/dining room, perfect for whipping up culinary delights whilst enjoying the company of loved ones.

Retreat to one of two double bedrooms, each boasting its own en-suite for ultimate convenience and privacy. The principal bedroom treats you to a luxurious dressing area, adding a touch of indulgence to your daily routine.





Approximate Floor Area
1'292 sq. ft
(120.03 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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Outside, the property offers multiple seating areas to soak up the sun from dawn till dusk. Whether you prefer morning coffee with a sunrise view or evening cocktails with a backdrop of magnificent sunsets, this home has you covered.

Convenient parking to the rear ensures effortless access, while the proximity to the town center means you're just moments away from bustling cafes, charming shops, and vibrant community events.

Experience coastal living at its finest in this seaside gem, where every day feels like a vacation. Don't miss your chance to make this dreamy retreat your own!



ALL THE REASONS

Hunstanton

IS THE PLACE TO CALL HOME



Who wouldn't want a place by the sea? Hunstanton is a traditional, unspoilt coastal town, the perfect spot to enjoy a walk on the beach and a tasty fish and chip supper, but for those lucky enough to call it home, this Victorian gem has so much more to offer.

Established in 1846 by Henry Le Strange as a bathing resort designed in a Victorian Gothic style, the esteemed townsman wisely led the development of a railway from King's Lynn to enable day-trippers to reach the 'new town' – a canny investment as the route was later to become the most profitable in the country.

Holidaymakers still Mecca to Hunstanton, many staying at Searles Leisure Resort which opened as a caravan park in 1936. Wile away an afternoon on the water with a boat trip on its Wash Monster, ride the carousel at the fairground or keep it traditional and feed the penny slots at the arcades. The town's Princess Theatre, renamed in the 80s in honour of Lady Diana Spencer, features a year-round programme of live performances, film screenings plus a seasonal panto. Golfers of all ages can try their hand with a mini golf course and pitch & putt on the cliff-top, plus a renowned Links course in neighbouring Old Hunstanton.

Facing west across The Wash, 'sunny Hunny' as the locals fondly call it, is famous for its incredible sunsets and in the summer months it's customary to head to the green, beach or one of the Victorian squares to watch the daylight

slowly fade.

Impressive Victorian and Edwardian properties line the squares and surrounding streets, which have been added to over the years with more contemporary homes, apartments and supported accommodation for later life living. With a primary and secondary school, Smithdon High, which is a Grade II listed building, plus a co-educational prep school, Glebe House School, there is an excellent choice of education within the town. Other amenities include a GP surgery and Post Office, plus a leisure pool and gym at The Oasis, which overlooks the sea – grab an early morning workout and watch the skyline come to life.

Two of the supermarket stalwarts, Tesco and Sainsbury are in town, with a Lidl just five minutes away on the A149 at Heacham, but a fantastic local greengrocer and award winning deli are the place to stock up on brilliant ingredients and tasty treats from artisan makers. Naturally as a holiday destination, there are plenty of places to start the day with a full English, treat yourself to a traditional afternoon tea at Berni Beans, or unwind at wine bar Chives.

With a renewed sense of vigour in recent years, Hunstanton is a place that attracts young families, professionals and entrepreneurs alike, along with those looking to enjoy their golden years and life at a slower pace. Find out why this is the perfect spot to discover your coastal bolthole.



Note from Sowerbys



“Don't miss your chance to make this dreamy retreat your own!”

SOWERBYS



SERVICES CONNECTED

Mains water, electricity, gas and drainage.

COUNCIL TAX

Band B.

ENERGY EFFICIENCY RATING

To be confirmed.

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

Share of freehold approximately 990 years left. Annual service charge: £504 per annum and well behaved pets are allowed.

LOCATION

What3words: ///ramp.ounce.singer

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