



## 6 Blake Road, Great Yarmouth

£350,000 Freehold

GUIDE PRICE: £350,000-£375,000. This charming property offers a cosy welcome with a light-filled living room featuring a stunning multifuel burner with wooden mantle and mosaic tiling. A versatile reception room provides additional living space, complete with its own multifuel burner for extra warmth. The open-plan kitchen/diner is perfect for entertaining, featuring a breakfast bar area and French doors leading out to the garden. Upstairs, four bedrooms and two modern shower rooms provide ample space and comfort. The meticulously landscaped garden boasts a pergola and a unique converted outbuilding - a perfect outdoor bar! Ample off-road parking and a garage add to the convenience.

Tenure: Freehold

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### THE LOCATION

Blake Road, located in the vibrant coastal town of Great Yarmouth, offers a convenient and well-connected setting for residents. Situated in the heart of this bustling seaside town, with easy access to an array of amenities, including local shops, restaurants, schools, and recreational facilities. Great Yarmouth is celebrated



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Blake Road, located in the vibrant coastal town of Great Yarmouth, offers a convenient and well-connected setting for residents. Situated in the heart of this bustling seaside town, with easy access to an array of amenities, including local shops, restaurants, schools, and recreational facilities. Great Yarmouth is celebrated for its picturesque coastline, offering pristine sandy beaches and stunning seafront promenades, perfect for leisurely strolls and enjoying the sea breeze. The town is rich in history and culture, with numerous historical landmarks and attractions, including the iconic Britannia Pier and the Sea Life Centre. This location benefits from excellent transportation links, ensuring swift commutes to nearby towns and cities, making Blake Road an ideal spot for those looking to embrace coastal living with urban convenience.

## BLAKE ROAD

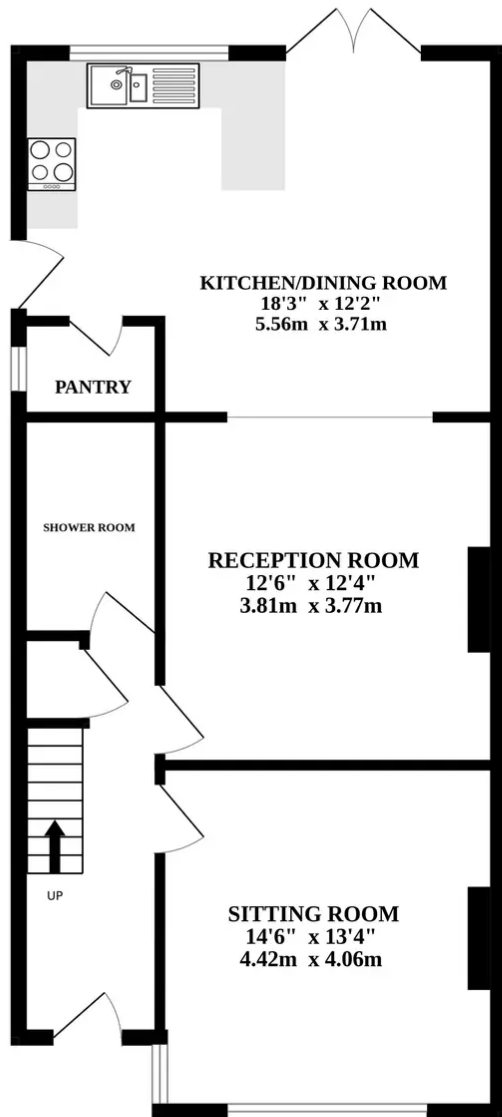
Stepping into the property you are greeted by the homely sitting room, adorned with plush carpeting that invites you to sink in and unwind. The room offers dual-aspect views that flood the space with natural light and features a stunning multifuel burner with a wooden mantle and surrounded by mosaic tiling, creating a cosy ambience perfect for relaxation. Adjacent is a versatile reception room, providing ample space to cater to your needs while also housing a second multifuel burner, wooden mantle piece and similar mosaic tiles that add a touch of character to the space.

The open-concept kitchen/diner, designed with a pleasant green theme. Two Velux windows overhead bathe the room in light and French doors lead out to the rear for seamless indoor-outdoor living. The kitchen is equipped with built-in appliances and a breakfast bar area, offering a perfect spot for casual dining or entertaining guests. Convenience is key with a ground floor storage area and pantry/utility room providing ample space for organisation.

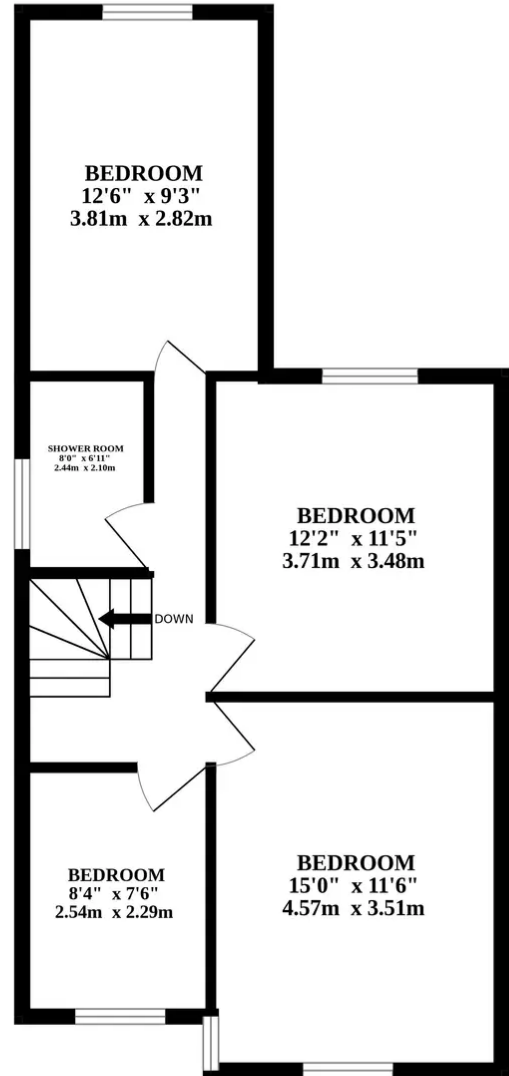
Journeying upstairs, rich wooden doors lead to four generously sized bedrooms, each offering a retreat for rest and relaxation,



GROUND FLOOR



1ST 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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