



THE STORY OF

# 5 Crescent Road

*Hunstanton, Norfolk*

SOWERBYS



THE STORY OF

# 5 Crescent Road

Hunstanton, Norfolk  
PE36 5BU

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No Onward Chain

Immaculate Condition

Walking Distance to Beach

Off-Street Parking

Spacious Lounge/Dining Room

Modern Kitchen and Bathroom

Character Charm

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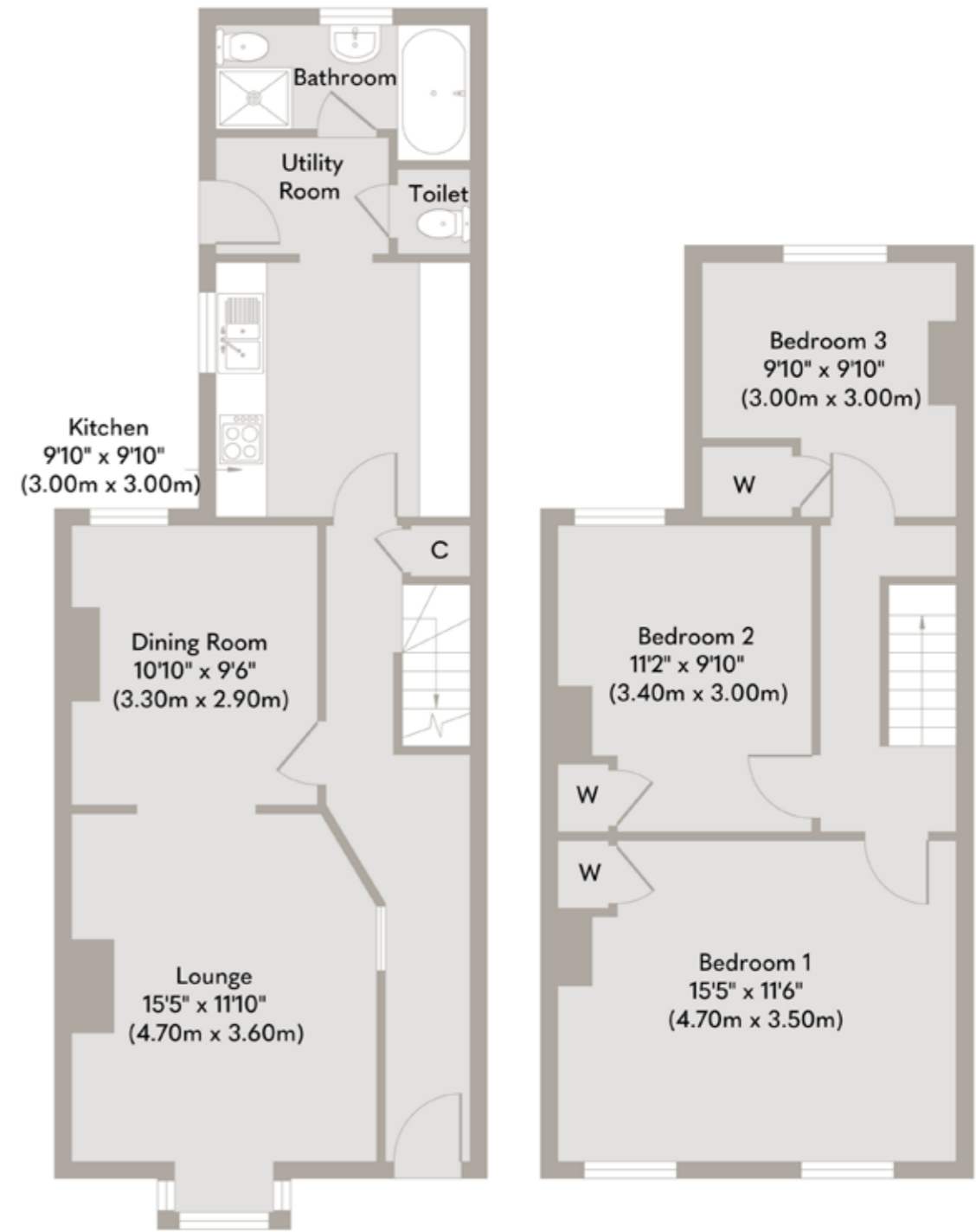
5 Crescent Road offers the perfect blend of modern comfort and Victorian charm, located in the heart of Hunstanton just a short walk from the town centre and the stunning sunset beach. This spacious mid-terraced property has been beautifully modernised, while retaining its original character charm, making it a delightful home for families or those seeking coastal living.

The generous lounge/dining room is bathed in natural light, thanks to a lovely bay window, creating a welcoming space for relaxing or entertaining. The fully updated kitchen boasts a sleek finish, making it a functional, whilst the bathroom, featuring a roll-top bath and separate shower, offers a perfect retreat for unwinding at the end of the day.

Outside, the landscaped rear garden provides a peaceful outdoor space, ideal for al-fresco dining or simply enjoying the coastal breeze. Off-street parking at the rear is a rare and highly sought-after feature in this area, offering both convenience and peace of mind. Upstairs, the property boasts three double bedrooms, providing ample space for family living or guests.

5 Crescent Road combines the best of Victorian elegance with modern-day living, in a prime coastal location that offers easy access to all that Hunstanton has to offer.





**Ground Floor**  
 Approximate Floor Area  
 577 sq. ft  
 (53.65 sq. m)

**First Floor**  
 Approximate Floor Area  
 480 sq. ft  
 (44.55 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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# Hunstanton

A VICTORIAN TOWN WITH  
WORLD-FAMOUS CLIFFS

Who wouldn't want a place by the sea? Hunstanton, a traditional, unspoilt coastal town, is perfect for a beach walk and a fish and chip supper. For residents, this Victorian gem offers even more.

Founded in 1846 by Henry Le Strange as a Victorian Gothic bathing resort, Hunstanton thrived with the railway from King's Lynn, becoming a top day-trip destination. Today, holidaymakers flock to Searles Leisure Resort, enjoy boat trips on the Wash Monster, fairground rides, and traditional arcades. The Princess Theatre, renamed in the 80s for Lady Diana Spencer, hosts live performances, films, and seasonal pantos. Golf enthusiasts can play mini-golf, pitch & putt, and the renowned Links course in Old Hunstanton.

Facing west across The Wash, "Sunny Hunny" is famous for its sunsets. Summer evenings are perfect for watching the sun set from the green, beach, or Victorian squares. Impressive Victorian and Edwardian properties line these squares, alongside contemporary homes, apartments, and senior living accommodations. Education options include a primary and secondary school (Smithdon High, a Grade II listed building), and Glebe House School, a co-educational prep school. Amenities feature a GP surgery, post office, leisure pool, and gym at The Oasis, overlooking the sea.

Local shopping includes Tesco, Sainsbury's, and a Lidl nearby in Heacham, along with a fantastic local greengrocer and award-winning deli. Dining options range from full English breakfasts to afternoon tea at Berni Beans and relaxing at wine bar Chives.

Hunstanton attracts young families, professionals, and retirees seeking a slower pace of life. Discover why this charming town is the perfect coastal retreat.



## Note from the Vendor



"5 Crescent Road offers the perfect blend of modern comfort and Victorian charm, located in the heart of Hunstanton."



### SERVICES CONNECTED

Mains water, electricity, gas and drainage.

### COUNCIL TAX

Band B.

### ENERGY EFFICIENCY RATING

D. Ref: 0434-3226-2300-0479-9226

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: ///combines.premises.comically

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# SOWERBYS

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Norfolk and  
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Air Ambulance

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