



5 FULMAR GARDENS HUNSTANTON

Beautifully presented two bedroom bungalow, situated on quiet cul de sac in new development. Perfect main residence, second home or holiday let.



The Property

5 Fulmar Gardens is a beautifully presented, recently built, two bedroom semi-detached bungalow with lovely carrstone detailing to the front elevation, feature high ceilings internally and well-proportioned living accommodation. Tucked away in a quiet cul de sac location in a new housing development just outside the bustling seaside town of Hunstanton.

This single storey home is currently a much loved second home and holiday let but would equally make a wonderful main residence. Boasting a great sized kitchen diner, with integrated eye level oven & grill, integrated gas hob, space for a fridge freezer, dishwasher, plumbing for a washing machine and door out to the garden.

The sunny sitting room has French doors out to the rear garden, a window to the side and space for both comfortable lounge furniture and a dining table.

There are two double bedrooms and a family bathroom. Both bedrooms look out to the front of the property, with the principal bedroom having ample room for a double bed, bedroom furniture and wardrobe. The second bedroom is currently laid out as a twin room.

The family bathroom has a bath with mains pressure shower over, WC and wash hand basin.

Decorated with a palette of muted colours and featuring a herringbone wood effect floor throughout the living areas and carpets in the bedrooms, 5 Fulmar Gardens is stylish and immaculately finished, ready to just move in.



Holiday Let Opportunity

Holiday Let Income: Weekly rents from £595 - £1200
Holiday Let Occupancy: 16.5 weeks (2022) 12 weeks (2023)
Sleeping: 4 in 2 Bedrooms

5 Fulmar Gardens, known as 'Glimpse' has been a much loved second home and holiday let for the last two years. It has proven popular with guests seeking a modern, single story property, close to the coast and all that the Norfolk coastline has to offer.

The property could be available as a 'turnkey' with most of the furniture and contents in situ (by separate negotiation).

Please speak to a member of the Big Skies team for more information on holiday letting and the availability of contents.





Outside

Approached from a quiet residential road, 5 Fulmar Close is towards the end of a cul de sac.

There is a driveway to the side with space to park two cars and a lawned area to the front.

The fully fenced and enclosed rear garden is a great size with a dining patio and lawn, private and not overlooked.

The Location

Tucked away in a quiet cul de sac location in a new development of smart houses just outside the town centre. There is a walking path leading to the town & beach and all the amenities are just a couple of minutes drive away from your front door.

Hunstanton is a bustling seaside town, popular with visitors and residents alike, with a thriving community of all year round residents and second homeowners. Renowned for both its striped cliffs, red with carrstone and white with chalk and for being the only West facing resort on the East coast, affording magnificent sunsets over the Wash.

Purpose built by the Victorians as a holiday resort, Hunstanton boasts some wonderful Victorian and Arts & Crafts architecture and esplanade gardens. The beachfront promenade along the sandy beach and original pier are a mecca for visitors who come to enjoy all the fun of a traditional seaside resort, with pony rides, amusements and even a small fun fair.

For residents, there is a primary and high school, The Glebe independent Prep School, doctors surgery, supermarkets, independent shops and cafes and all the amenities you would expect from a popular town.



Other Information

Services: Mains Electricity, Water & Drains

Heating: Gas Central Heating

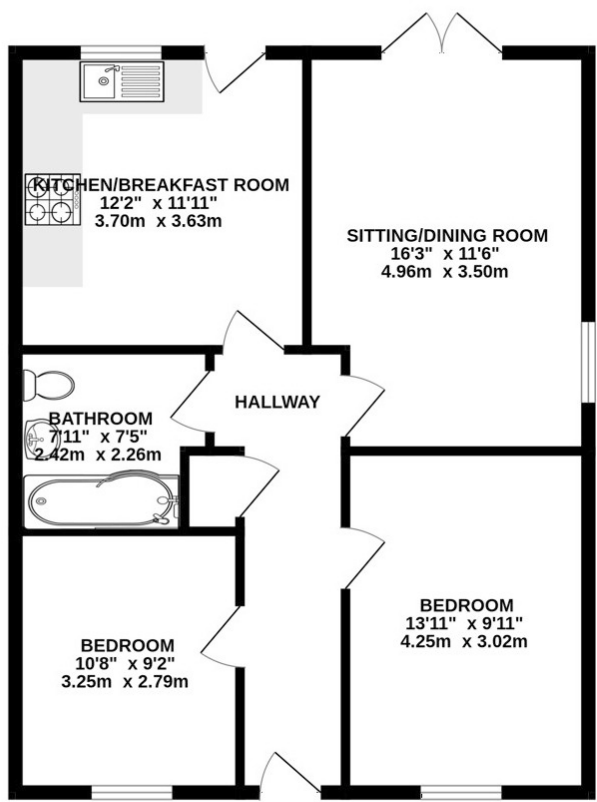
Windows: Double Glazed Throughout

Council Tax: Kings Lynn & West Norfolk Council - currently business rated.

EPC: B

Tenure: Freehold

Viewings: Strictly by Appointment with Big Skies Estates



5 Fulmar Gardens, Hunstanton

TOTAL FLOOR AREA : 680 sq.ft (63.2 sq.m) approx

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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