www.paulhubbardonline.com

£280,000
Asking Price







Yew Tree Close

Great Yarmouth, NR31 8NZ

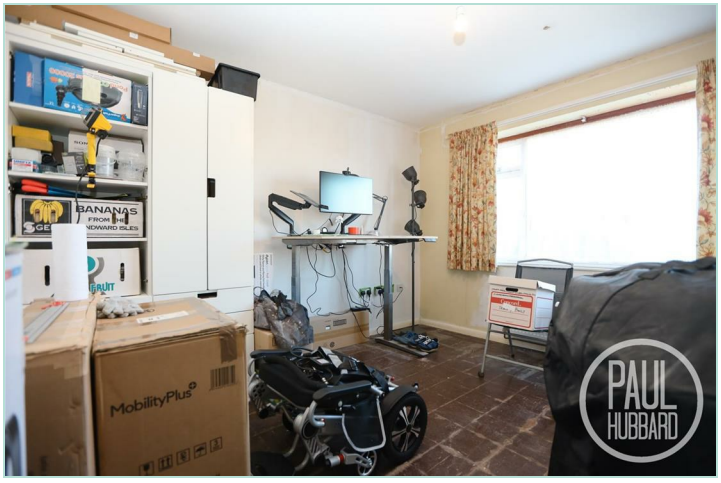
- Detached bungalow
- Renovation project – opportunity to personalise
- Chain free
- South-east facing garden
- Off road parking
- Spacious sitting room
- Large entrance hall
- Two bedrooms
- Gas central heating
- Close to local shops and amenities

PAUL HUBBARD

e - info@paulhubbardonline.com t - 01502 531218









Location

This beautiful home is located in the highly desired and sought-after village of Bradwell. This popular residential area is adjoining to the seaside town of Gorleston and only 2 miles from the market town of Great Yarmouth. - both offering a wide range of amenities including all major supermarkets nearby, leisure facilities, restaurants, schooling at all levels and healthcare facilities including a dentist and doctors. Also, only a moment away from the beautiful sandy beaches, High Street and James Paget Hospital.

Entrance hall

4.06m x 1.83m

Entrance door and window to the front aspect, tiled flooring throughout, loft hatch, a radiator and doors opening to the sitting room, shower room, kitchen, storage cupboard and bedrooms 1-2.

Sitting room

4.85m x 3.85m

UPVC double glazed windows to the front and side aspects, tiled flooring throughout and a radiator.

Bedroom 1

3.64m x 3.60m

UPVC double glazed window to the front aspect, tiled flooring throughout and a radiator.

Bedroom 2

3.64m x 3.34m

UPVC double glazed window to the rear aspect, tiled flooring throughout and a radiator.

Shower room

2.56m x 2.31m

UPVC double glazed obscure window to the rear aspect, tiled flooring throughout, part tiled walls, spotlights and toilet with hidden cistern.

Kitchen/ Diner

4.10m x 3.34m

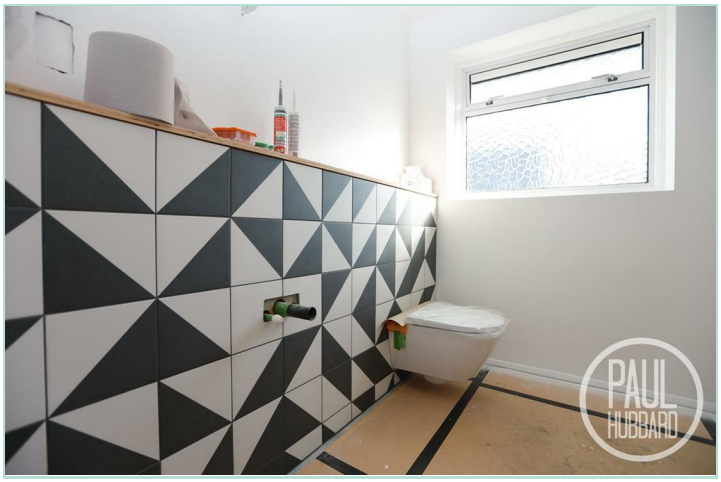
UPVC double glazed windows to the side and rear aspects, laminate flooring throughout, part tiled walls, units above and below, stainless steel sink with drainer, integrated oven, spaces for appliances, a radiator and a door opening to the porch.

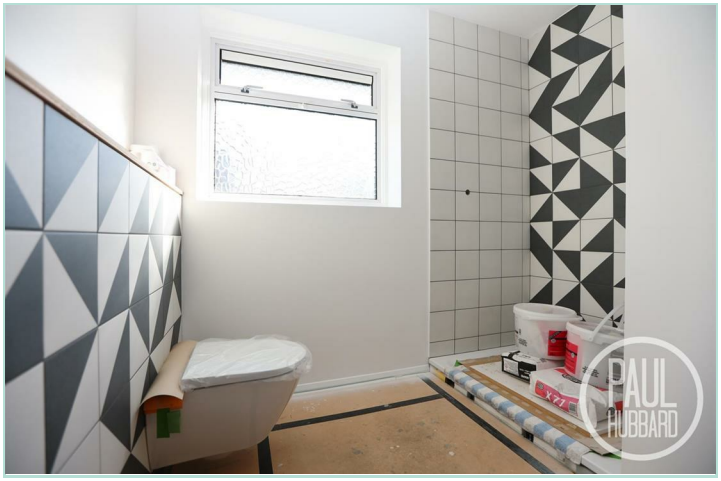
Porch

1.43m x 0.91

UPVC double glazed window to the rear aspect and X2 doors to the side leading to the rear garden.









Outside

To the front, the property features a laid lawn bordered by mature hedging. There is off-road parking and gated access to both sides of the property, providing convenient entry to the rear garden. The front garden is also securely enclosed with gated access.

To the rear, the property boasts a south-east facing garden, mainly laid to lawn with a variety of plants, trees, and shrubs. Additional features include a garden shed and an outdoor tap, offering both practicality and a pleasant outdoor space.

Financial services

If you would like to know if you can afford this property and how much the monthly repayments would be, Paul Hubbard Estate Agents can offer you recommendations on financial/mortgage advisors, who will search for the best current deals for first time buyers, buy to let investors, upsizers and relocators. Call or email in today to arrange your free, no obligation quote.

Buyer AML - £42 inc VAT

Buyer AML fee: Paul Hubbard Estate Agents charges £42 including VAT per buyer, per transaction (£84 for two buyers). Payment is requested only after an offer has been formally accepted and before the anti-money laundering checks are sent. Full Buyer AML Terms are available on request.

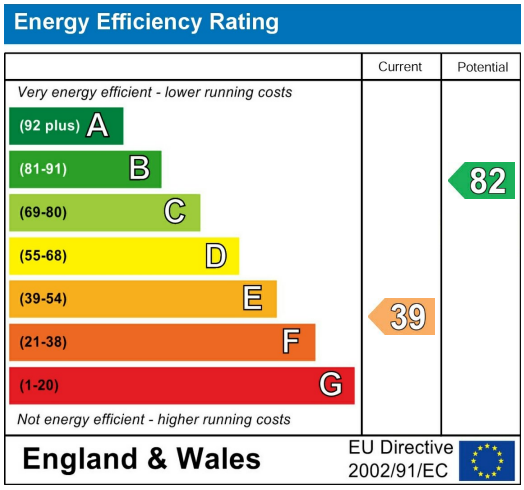

PAUL
HUBBARD


43
PAUL
HUBBARD


PAUL
HUBBARD


PAUL
HUBBARD

Tenure: Freehold
Council Tax Band: C
EPC Rating: E
Local Authority: Great Yarmouth



YEW TREE CLOSE
790 sq.ft. (73.4 sq.m.) approx.



TOTAL FLOOR AREA : 790 sq.ft. (73.4 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.
Made with Metropix ©2025

Paul Hubbard Estate Agents
178-180 London Road South
Lowestoft
Suffolk
NR33 0BB

Contact Us
www.paulhubbardonline.com
01502 531218
info@paulhubbardonline.com

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements