



South Beach Road, Hunstanton, PE36 5BA

welcome to

South Beach Road, Hunstanton

A rare opportunity to purchase a beach hut situated off South Beach Road in Hunstanton. Conveniently positioned close to the beach, promenade and local amenities, making it an ideal base for enjoying the Norfolk coastline.



A fantastic opportunity to acquire a beach hut in a sought after position off South Beach Road in the popular seaside town of Hunstanton. Ideally located close to the beach, promenade and a range of local amenities, the hut provides the perfect base from which to enjoy the Norfolk coast. There is a cold water tap positioned to the rear of the beach hut, parking and a shower block for the owners of the beach huts to use.

Whether you're looking for a place to relax by the sea, enjoy family days out, or simply own a piece of Hunstanton's famous coastline, this beach hut offers an appealing and affordable lifestyle opportunity. Positioned within easy reach of refreshments, attractions and the town centre, it is ideally situated for making the most of everything this traditional Victorian seaside resort has to offer.

There is a cold water tap positioned to the rear of the beach hut, parking and a shower block for the owners of the beach huts to use.

Beach huts in this location are rarely available for long, making early enquiry highly recommended.

Auctioneer's Comments

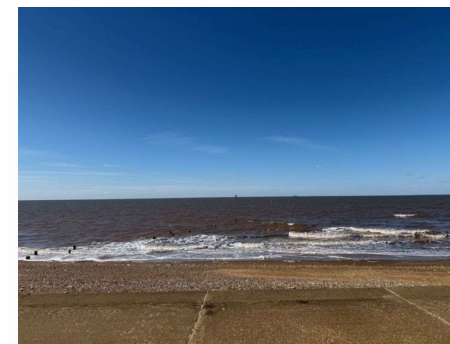
This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey). The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded. The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer. The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Veranda

9' 9" x 1' 10" (2.97m x 0.56m)

Beach Hut

9' 9" x 7' 7" (2.97m x 2.31m)



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welcome to South Beach Road

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- Beach hut for sale
- Popular South Beach Road location

Tenure: EPC Rating: Exempt
Council Tax Band: Deleted

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

guide price

£15,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HUN107156 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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