



25 Castle Walk, Butt Lane, Burgh Castle

£25,000

# 25 Breydon Waters Butt Lane

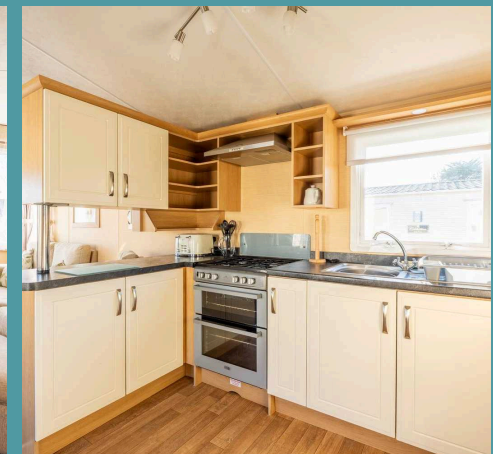
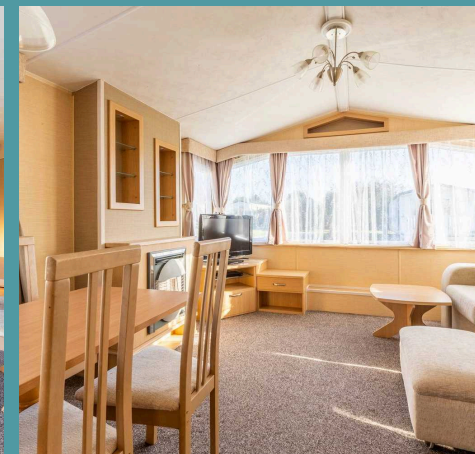
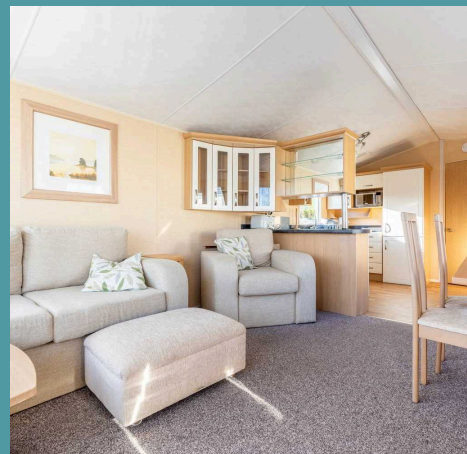
Burgh Castle, Great Yarmouth

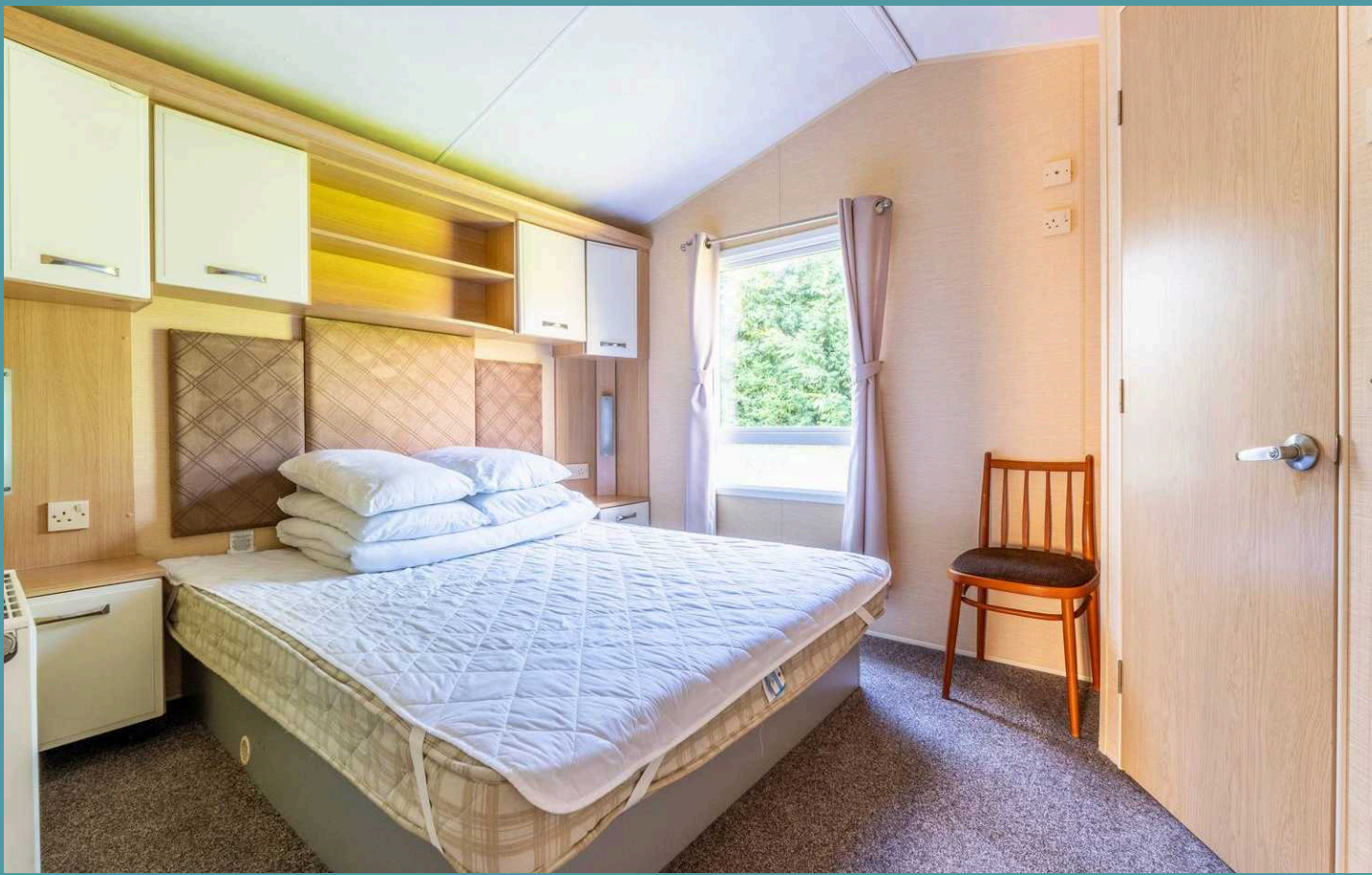
Discover the perfect coastal purchase at Breydon Water Holiday Park, offering the best of both worlds with its two vibrant villages, Yare and Bure. Just a short drive from Great Yarmouth and the stunning Norfolk Broads, this 2-bedroom static caravan is an ideal base for unforgettable family holidays. Enjoy spacious, modern living with an open-plan layout, well-appointed bedrooms, and an enclosed decking area perfect for outdoor relaxation. With fantastic on-site amenities and nearby attractions, this holiday home is a unique opportunity to own a slice of coastal paradise.

## The Location

Breydon Water Holiday Park offers a truly unique experience, providing two parks in one! Situated just a 15-minute drive from Great Yarmouth, the park is split between Yare Village and Bure Village, giving you plenty of space to relax and explore. Great Yarmouth is the perfect spot for those seeking a traditional British seaside escape, complete with amusements, fish and chips, pier rides and souvenir shops. Its Blue Flag beach adds to the appeal, making it a top destination on Norfolk's coast.

The Norfolk Broads, just a short drive away, are a must-see with their stunning riverside wildlife and picturesque landscapes, making it ideal for a day of boating and sightseeing. Set between tranquil rivers and beautiful beaches, Breydon Water is perfectly positioned for exploring the East Coast of England. With two villages on-site, you'll never run out of activities, or you can simply unwind and enjoy the peaceful surroundings.





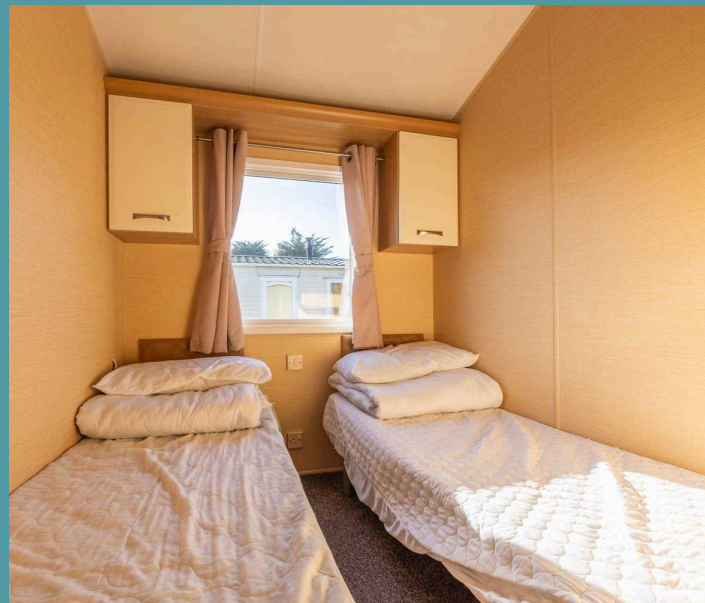
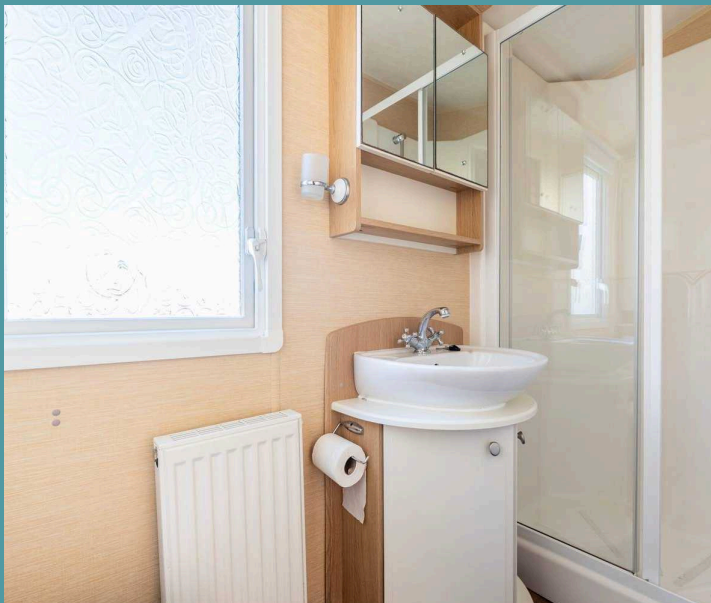
## 25 Breydon Waters Butt Lane

Burgh Castle, Great Yarmouth

### Breydon Waters, Butt Lane

This well-presented 2-bedroom static caravan is located within the sought-after Breydon Water Holiday Park, just a short drive from Great Yarmouth and Gorleston's sandy beach. With easy access to the Norfolk and Suffolk Broads, this holiday home offers the perfect base for family getaways, providing an abundance of local attractions and activities. The park itself features excellent on-site amenities including a heated indoor pool, launderette, adventure playground, convenience store and more, ensuring there's always something for everyone to enjoy.

Inside, the caravan boasts a spacious and modern open-plan layout, featuring a fully equipped kitchen and a cosy dining area. The living room is light and airy with wrap-around windows, creating a welcoming space for family relaxation and entertaining. The caravan includes two well-sized bedrooms, with the master offering an en-suite WC, plus a family shower room for added convenience.





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Burgh Castle, Great Yarmouth

This immaculate holiday home offers a fantastic opportunity to enjoy coastal living with all the comforts and amenities of a modern home. Featuring an enclosed wrap-around decking area, it's perfect for dining or simply enjoying the outdoors with loved ones. The property also benefits from allocated private parking. Please note, this is not for permanent living but is intended for use as a holiday home or to rent out, providing the ideal base for a coastal getaway.

### Agents Note

Sold Leasehold

8 Years remain on the lease

Ground Rent:£6982.87 per annum

Service: Rates are £716.50 per annum



# Ground Floor

