

Y22 – Tourist Board Grading **** Gold



Located in the picturesque town of Yarmouth this delightful cottage once formed part of what was formally an 'Old Brewery' having been subject to a very high level of modernisation and restoration. Close to pubs serving really good food, a variety of shops and delicatessen serving fresh bread, which sells out fast so buy early. There are miles of different walks or local bicycle hire, award-winning beaches offering peace and quiet.

The cottage is used as a family holiday home and has an interesting history and lots of character. This highly recommended three-storey property has been renovated to meet an outstanding standard of comfort.

ACCOMMODATION

The entrance door is situated through a gated Archway at the side of the house which leads to the Kitchen and Lounge.

KITCHEN

Modern fully fitted with white cottage style units, electric cooker & hob, large upright fridge/freezer, microwave, washing machine, dishwasher, fitted crockery cupboard, table & chairs to seat eight, under floor heating. The tumble dryer is at the end of the courtyard, housed in its own out building.

LOUNGE

Two large sofas, large square stool, TV, Video, DVD Player and Freeview. Period working fireplace and fitted cupboards.

Stairs to first floor landing lead to:-

BEDROOM 1

Very large master bedroom with high quality furnishing with super king size bed, fitted period wardrobes and chest of drawers.

BATHROOM

Situated across landing this luxury bathroom has large thermostatically controlled mains pressure Double Sized Power Shower, Bath, Handbasin & WC.

BEDROOM 4

Single bed with period furniture and fitted wardrobe.

Doorway from landing takes you to the top floor and two further bedrooms.

BEDROOM 2

Double king size bed, with period style fitted wardrobes and chest of drawers.

BEDROOM 3

two 3' single beds with the wardrobe/hanging clothes unit situated on the landing.

BATHROOM

Large thermostatically controlled pressure power shower, Handbasin & WC

There is a Safety Gate situated at the top of the stairs, which should be used at night time.

Rear kitchen door leads to a small enclosed L Shaped courtyard with table, chairs and barbeque.

On street parking available. Central heating and electricity are included in the rental charges. Telephone for incoming calls only

PETS ARE ALLOWED BY ARRANGEMENT and Strictly No Smoking in the property

This property sleeps **SEVEN** persons and is let **FRIDAY to FRIDAY**

FOR ALL YOUR HOLIDAY BOOKINGS OR RESERVATIONS

RING: 01983 753423