



Former Caravan Park with Attractive Coastal Views

3.17ha (7.83ac)

Land

FOR SALE

UNIQUE OPPORTUNITY
TO ACQUIRE FORMER
CARAVAN SITE

POPULAR NORTH
NORFOLK LOCATION

CLOSE TO THE NORFOLK
BROADS

NEARBY BEACH ACCESS

Land at Former Manor Caravan Park, North Walsham Road, Happisburgh NR12 0PW

Happisburgh is a small coastal village located approximately seven miles east of North Walsham and twenty miles north east of Norwich. The village benefits from a number of local amenities including a public house, cricket club, primary school and a caravan park.

Happisburgh is perfectly situated to discover both the popular north Norfolk coastline and the Norfolk Broads, just a few miles to the south.

Note: Arnolds Keys for themselves and for the vendors or lessees of this property whose agents they are give notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchaser or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of Arnolds has any authority to make or give any representation or warranty whatever in relation to this property.

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Description

The property extends to approximately 3.17ha (7.83 ac) with frontage to the beach.

The site is accessed via a private entrance at the end of the Hill Rd, and is connected to mains electricity, water, and drainage.

There is a small timber-clad building extending to approximately 12m(39ft) x 7m(23ft) to the left of the site entrance.

There is a public right of way running through the site as approximately detailed on the enclosed plan.

Planning

Formerly utilised as a Caravan Park which has recently relocated, this parcel of land is currently laid to grass and may be suitable for a variety of seasonal and recreational uses STP.

For detailed enquiries, please contact North Norfolk District Council planning department.

North Norfolk District Council
Holt Road
Cromer
Norfolk
NR27 9EN
Tel: 01263 513811

<https://www.north-norfolk.gov.uk/section/planning>

Terms

The freehold interest in the property is available for sale at **£115,000 exclusive**.

Legal Costs

Each party to bear their own costs

VAT

Our client reserves the right to charge VAT in line with current legislation.

NB – The site has been subject to coastal erosion. Access to the property is entirely at the viewers discretion and risk.

Viewing and further information

Strictly by appointment with the Land & Development Department:

Harry Downing 01603 216825

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Arnolds | Keys

Trusted Property Experts

