

Wells-next-the-Sea Accommodation List 2016

Bed & Breakfast

B&B Name	Map Ref.	Address	S=Shared P=Private E=en-suite	Facilities	Children	TV	WiFi	Pets	Tea/Coffee	Parking	
Telephones	Postcode	Town Web	Single Double Twin	Comments							
Manor Farm Guesthouse (01328) 711392	R-14	Market Lane Wells		3E 1E £65.00 £37.50 £40.00	Beautiful Georgian farmhouse. Spacious gardens. Quiet location, yet only a five minute walk from the centre of town. Extensive breakfast menu. Private parking. Cycle storage. Each room's availability is shown on our website.						
Kilcoroon (01328) 710270	N-16	Chancery Lane 2E Wells		1E £75.00 £45.00	A charming period house on The Buttlands. Set in a delightful walled garden. Spacious bedrooms and bathrooms, with mini fridges. Special diets catered for. Breakfast a sumptuous feast. AA 4 Star Rating. Cycle storage available.						
Admiral House (01328) 711669	K-9	6 Southgate Close Wells		2E 1E £52.50 £52.50	Five star B&B. Quiet & secluded, luxury en-suite rooms, with digital TV/DVD, WIFI & Mini-fridges, Guest's sitting/breakfast rooms, paved garden & ample off-street parking. Moments away from centre of town.						
Armeria (01328) 710460	U-31	Warham Road 3E Wells		3E 3E 3E £65.00 £37.50 £37.50	Armeria Bed & Breakfast offers you a warm welcome with stunning views across the marshes to the sea. We offer modern rooms that are clean and inviting. Offering you a great breakfast selection in our peaceful conservatory.						
Tamarix (01328) 710388	P-12	37 Burnt Street Wells		1E 1E £50.00 £37.50 £37.50	Both rooms en-suite with Freeview colour TV's. Off road parking, near town centre. Visit Britain 4 stars rating and Silver Award.						
The Look Out (01328) 711563	T-29	Warham Road Wells		1E 1E £40.00 £40.00	A warm and friendly welcome awaits you. Our rooms are described by our guests as comfortable, clean and spacious accompanied by a fantastic breakfast.						
Boxwood Guesthouse (01328) 711493	I-23	Northfield Lane Wells		4E 1E £50.00 £32.50 £32.50	4 star Gold award with breakfast award. 2 Double, 2 Kingsize, 1Twin/SuperKing Bedroom. Use of garden. Off-street parking. WiFi + mini fridge.						
Eastdene Guesthouse (01328) 710381	H-24	Northfield Lane Wells		2E 1E £45.00 £35.00 £35.00	Vegetarians catered for, All rooms en-suite, ample parking, use of garden. 1dog only. Close to East Quay coastal path, friendly atmosphere. WiFi in all rooms.						
Meadowside (01328) 710470	L-6	Two Furlong Hill Wells		1E 1P £45.00 £35.00 £35.00	We offer a relaxed stay on the west side of town. Special diets, personal attention, secure parking. Regret no smoking/pets.						
St Michaels House (01328) 711843	E-15	Red Lion Yard Wells		2E £45.00	Period house set in very quiet and private location yards from the quay with secure parking. 2 nights minimum stay at weekends and high season. Price per person shown is for double occupancy only.						
Remus B&B (01328) 711374	E-4	Bases Lane Wells		2E £55.00 £40.00	Private entrance, ground floor accommodation. Quiet location. Secluded patio & spacious garden. English, continental & vegetarian breakfast. Where ever possible we use home grown ingredients + eggs from our hens.						
Machrimore (01328) 711653	R-16	Burnt Street Wells		1E 2E £70.00 £45.00 £45.00	Visit Britain 4 * Gold award. Finalist Norfolk Tourism Awards 2009/ 2012. Attractive Barn Conversion. Ground Floor, own garden & patio area. Ample off street parking. Sky/WiFi, mini fridges.-10% 4 nights +.						
Anchorage B&B (01328) 710924	D-9	28 Blackhorse Yard Wells		3E 2E £45.00 £32.50 £32.50	Formerly Merchants Barn. 2 min to the Harbour, quiet yard, friendly nautical 15th c. cottage. 3 ensuites, new family attic suite with views. Guests own front door, dining room, fridge, porch, terrace. Email bandb@anchoragebandb.co.uk						

Room prices shown for BB's are from per person per night. Prices are seasonal, expect to pay more during peak season.

Map Included

Page 1 of 6

www.wellsnextthesea.co.uk

Bed & Breakfast

B&B Name	Map Ref.	Address	S=Shared P=Private E=en-suite	Facilities	Children	TV	WiFi	Pets	Tea/Coffee	Parking
Telephones	Postcode	Town Web	Single Double Twin	Comments						
The Merchants House (01328) 711877 (07816) 632742	C-9 NR231BQ	47 Freeman St. Wells www.the-merchants-house.co.uk	1E1P £75.00 £45.00							
Alastair Sawday's best british B&B recommended. Warm welcome ensured. Oldest house in Wells with a romantic 4 poster bedroom. Super breakfast. Close to quay with private parking.										
Shrublands (01328) 820743 (07799) 808128	W-29 Box NR231PR	Wells Road Wighton www.shrublandsofwighton.co.uk	2E 1E £50.00 £37.50 £37.50							
Lovely rooms & excellent comprehensive breakfast including special diets. Guest lounge & courtyard garden. Private off road parking for guest's cars & boats. Storage for bikes, warm welcome. Evening meals by arrangement.										
Bay House B&B (01328) 710844 (07980) 853253	F-4 NR231BT	Bases Lane Wells www.bayhousebedandbreakfast.co.uk	1E1S 1P £45.00 £37.50 £37.50							
Home from Home with a relaxed friendly atmosphere and only five minutes walk from the quay. Hearty breakfast with veggie options. Free WiFi. Beach hut available for a small charge. Children and pets welcome.										
The Lifeboat Inn (01328) 711735 (07443) 452246	J-20 NR231EA	Station Road Wells www.thelifeboatinn.co.uk	1S 3E 1E £40.00 £40.00 £40.00							
Carsten & Sue offer a warm Danish-English welcome, with central position and private parking. We opened in September 2015 as The Lifeboat Inn with B&B - Pub & Restaurant. Good atmosphere ! and Good food !										
Cobblers Guesthouse (01328) 710155 NR231JU	I-20 www.cobblers.co.uk	Standard Rd. Wells	2E1P 4-6E 1-5E £40.00 £40.00 £40.00							
4 Star rated, Breakfast Award + WiFi, Off street parking. Dogs by arrangement. Lowest rate is 3 nights mid-week winter November-March, High season rate May-October £50.00 Bookable on-line on website.										
The Globe Inn (01328) 710206 NR231EU	L-16 www.theglobeatwells.co.uk	The Buttlands Wells	7E 2E £80.00 £50.00 £50.00							
4 Stars with silver award. A friendly, comfortable Inn serving local ales and excellent food. Courtyard for Al-fresco dining. Childrens menu and Sunday roasts. Open 7 days a week.										
Storm Cottage (01328) 710517 NR231JP	J-18 www.stormcottage.com	Bolt's Close Wells	1E £45.00 £35.00							
Elizabethan Cottage (1585) Central location behind the Post Office. Excellent homely breakfast. Beach hut available. Double en-suite room plus full size bunk beds sleeps 4 £120 per night.										
Arch House (01328) 710112 NR231DB	I-5 www.archhouse.co.uk	50 Mill Road Wells	9E 1E £65.00 £40.00 £40.00							
4 Star, Grade II Listed B&B. Short walk to town centre and Quay. Large private car park and garden. Ground floor rooms available for easy access.										
The Waterfront (01328) 710142 (07771) 971604	E-25 NR231LE	East End Wells www.wellswaterfront.co.uk	1E 1E £55.00 £55.00							
Set in a stunning location with en suite rooms overlooking the creeks and marshes. Use of sitting room & balcony, perfect for relaxing & watching the birds and tidal flow, beside the coastal path. A warm welcome always given.										
Crown Hotel (01328) 710209 NR231EX	N-15 www.crownhotelnorfolk.co.uk	The Buttlands Wells	11E 1E £80.00 £50.00 £50.00							
Ideally located overlooking The Buttlands. A family friendly hotel serving locally grown food and locally brewed ale. DB&B rates are available. Dog friendly & good understanding of allergies with 3 different dining areas.										
Shipyard Cottage (01328) 710679 (07769) 563562	E-25 NR231LE	East End Wells	1E1P 1E £35.00 £30.00 £30.00							
Delightful shoreline cottage, stunning creek and marsh views. Use of lovely garden. Includes an en-suite family room sleeping 4. Welcoming and relaxing. Mobile telephone No: 07769 563562										
Bang in Wells (01328) 712149 (07946) 625533	J-16 NR231AF	2 Staithe Street Wells www.banginwells.co.uk	3E 1E £70.00 £40.00 £40.00							
Converted from one of the towns oldest and most historic, Grade II listed buildings. 4 beautifully appointed guest rooms bang in the heart of the town, short stroll from the Quay. Room fridge, bathrobes and guest toiletries provided.										
The Bowling Green Inn (01328) 710100 NR231JB	S-21 26 www.bowling-green-inn.co.uk	Church Street Wells	2E 2E 2E £50.00 £40.00 £40.00							
A converted barn with lots of character, situated behind the pub in a quiet location. The pub serves home cooked traditional food with real ale in a family friendly atmosphere.										
Norfolk Courtyard (07969) 611510 NR205RH	T-4 Box www.norfolkcourtyard.co.uk	Westfield Farm Foulsham	3E 1E £52.50 £52.50							
Four suites decorated in classic country house style with a boutique twist. Walk through French doors into your own luxurious suite. Suites individually accessed from the courtyard. Limestone floors with ground-source heating.										

Bed & Breakfast

B&B Name	Map Ref.	Address	S=Shared P=Private E=en-suite	Facilities	Children	TV	WiFi	Pets	Tea/Coffee	Parking
Telephones	Postcode	Town Web	Single Double Twin	Comments						
The Edinburgh Inn (01328) 710120 NR231AE www.edinburghinnwells.co.uk	K-16	Station Road Wells	1E 2E £45.00 £37.50							
Friendly atmosphere, tasty home cooked food & fine ales. Rooms overlook main street leading to quayside.										
Chalk Farm House (01328) 820197 (07795) 077574 NR231AL www.chalkfarmhouse.com	W-29Box	14 High Street Wighton	1E1P £32.50							
Set in Wighton a beautiful village 2 miles from Wells. 2 rooms with Kingsize beds, Tea/Coffee making facilities, TV, Hairdryer, WiFi & Guest Lounge. An ideal base for exploring all that Norfolk has to offer.										
The Albatros (07979) 087228 NR231AT www.albatroswells.co.uk	A-16	West Quay Wells	1S 1S 4S £35.00 £32.50 £27.50							
The Albatros is a large historic sailing ship moored alongside Wells Quay. Our rooms are cabins, two cabins are three berth & you sleep in comfortable bunks. Staying on board is a unique experience. Discount for 2 nights +										
Warham End (01328) 710144 (07985) 572234 NR231NP www.warhamend.co.uk	V-29 Box	4 Stiffkey Road Warham	1E £35.00							
Comfortable garden room. Private access to your room. Fantastic farmland views. Large garden to enjoy.										
The Old Custom House (01328) 711463 (07789) 967255 NR231LD www.eastquay.co.uk	E-21	East End Wells	1E1P 1E £38.25 £40.50							
Magnificent views over tidal creeks & marshes. In room TV/WiFi 4 star + breakfast award. Built in 1560. We offer a unique position, comfort and hospitality. Easy Access to ground floor, pet-friendly, twin room.										
The Quay B&B (01328) 710650 NR231BA www.thequaybandb.co.uk	C-13	6A Freeman Street Wells	7E £50.00							
---OPENING 1st JANUARY 2016--- NEWLY RENOVATED Family/Single/Double Rooms Super King Sized Beds ALL rooms have walk-in en-suite's, great views handy for Town Centre and probably the Best Beach in Britain!										

Self Catering

Name	Address	Property Type	Minimum Let	Facilities	Comments
Web Site	Town	Minimum Let	Cost per Week	Facilities	Comments
Telephone	Map Ref.	Cost per Week	Facilities	Comments	Comments
Harbour Cottage 12A Freeman Street Wells www.harbourcottagewells.co.uk (01159) 234545	C-12	Cottage 3 Nights Sleeps 7	£450 to £875	3 bedroom cottage, sea views, sth. facing patio garden. Re-furnished to high standard. Lounge, downstairs cloakroom, dining/kitchen with modern appliances, bathroom with bath & shower. Bedrooms:1 kingsize 1 twin 1 triple with en-suite. BBQ.	A delightful 200 year old cottage with lovely sea views, ideal for family holidays. 2 bikes. Dog friendly, up to 2 dogs, each dog £25 per week extra.
Old Butland Stores Chancery Lane Wells www.theoldbutlandstores.co.uk (01328) 710270	N-16	Cottage 1 Week Sleeps 4	£420 to £750	1 double, 1 twin bedroom. Bathroom with bath & shower. Downstairs cloakroom. Lge. lounge with freesat TV / DVD. Lge. fully fitted kitchen with dishwasher, washing machine / condenser dryer, gas hob / electric ovens, & microwave. All bed linen supplied. Gas, electricity & WiFi included.	Spacious, comfortable cottage, finished to a high standard, with secure undercover storage for bicycles, in a private enclosed sun-trap of a garden. Just off the Butlands, so close to all amenities'.
Old Barnyard Cottage 5 Market Lane Wells www.oldbarnyardwells.co.uk (01328) 711937	R-14	Cottage 3 Nights Winter Sleeps 4	£300 to £550	Lounge/Diner. Small fitted kitchen, conservatory, 2 bedrooms, bathroom with toilet, 2nd toilet & bike storage in gatehouse. Central heating. Washing machine, TV/Video/DVD. Free car parking outside property. Enclosed lawn/brick patio garden.	The cottage has been re-furnished to modern standards but still retains it's character. Very cosy.
Macks Shack at Machrimore Machrimore Wells www.machrimore.co.uk (01328) 711653	R-16	Converted Barn Mon-Fri Fri-Mon Sleeps 2	£395 to £595	ETB 4 star gold award brand new conversion of small barn Ground floor accommodation, King size bed, Shower room, Large sitting room, Satalite TV, Free WiFi, Gas Central heating, Fully equiped kitchen, All bed linen-towels provided. Welcome pack.	Situated in a peaceful location with parking in garden. Own garden and patio area.
9 Market Lane Wells (01328) 710801	S-14	Cottage £80 per Night Sleeps 4	£300 to £400	1 Double, 1 Twin, small kitchen, central heating, TV & DVD. Front garden, easy parking.	Newly refurbished cottage. 5 mins. Walk from centre of Town & 7 mins. From Quay.
Gooseye Standard Road Wells www.gooseye.co.uk (01328) 711055	E-20	Cottage 3 Nights Sleeps 2	£270 to £380	Kitchen and shower room with W.C. on ground floor. Bedroom with double bed and sitting area on first floor. 25 Mtrs. from The Quay, parking for one car, small courtyard with table and chairs.	Tiny self-contained accommodation situated very close to the quayside - The perfect place for those who love walking, bird watching or photography. No smoking or pets.
Beekeepers Cottage 6 Masseys Yard Wells www.beekeeperscottage.co.uk (01366) 328361	R-18	Cottage 2 Days Sleeps 2	£300 to £550	Perfect bolthole for two. Double bedroom with en-suite bathroom. Sitting/Dining room and stylish galley kitchen. Private garden. Full gas central heating. Original features including; stone tiled floor, sash windows and Holkham Range.	Wonderful secret cottage accessed via a hidden gateway. A mixture of traditional and contemporary. Our aim is to provide a retreat from the general hustle & bustle.

Name Address		Property Type	Self Catering		
Web Site	Town	Minimum Let			
Telephone	Map Ref.	Cost per Week	Facilities	Comments	
The Lantern House Theatre Road www.thelanternhouse.co.uk (07785) 728546	Wells F-12	Cottage 3 Nights low season Sleeps 6/7 £595 to £1395	3 Double bedrooms (King, Double & Twin) Shower on ground floor, roll top bath on first. Parking on site for 3 cars. South facing secure sun trap garden. Newly fitted kitchen with all facilities. Includes heating, duvets, linen & towels.	"The locals favourite cottage" Well known for it's aspect and ideal location - First floor views of harbour waters. Includes WiFi.	
Lantern Cottage Polka Road www.northernorfolkholidaycottage.co.uk (07785) 728546	Wells S-27	House 3 Nights low season Sleeps 6/8 £595 to £1395	4 Bedrooms (sleeps 6 or 8 in 2 Kings,1 Double,1 Bunk) En-suite & family bathroom on 1st floor. Parking for 3 cars. Sth. facing secure sun trap garden. Newly fitted kitchen with all facilities. Includes heating, duvets, linen & towels. Price shown for 'sleeps 6'.	Fresh modern design yet in a traditional North Norfolk style.Well positioned for all amenities. 5' minute walk to shops and harbour. Includes WiFi.	
1 Blackhorse Yard Mob:07768466142 www.northernorfolkholidayhomes.co.uk (01763) 848444	Wells E-8	4 Bedroom House 3 Nights off season Sleeps 2 - 8 £295 to £995	Modern open plan kitchen/dining area (16'x12') overlooking rear enclosed garden, 4 bedrooms, comfortable lounge 16'x12', Freesat TV, VHS/DVD, open fire, gas hob & heating, oven, microwave, washing machine, tumble drier, dishwasher, car parking on drive.	250m from Quay, shops and restaurants in quiet location. Ideal base for enjoying Wells. Electricity, gas & wireless broadband are included. No smoking.	
Watchman's Cottage Standard Road www.norfolkdreams.com (07976) 720022	Wells E-20	3 storey Victorian Ctte. 3 Nights Sleeps 6 £275 to £925	Stunning Quayside views. Completely renovated 2013, Period features, Log Burning stove, courtyard garden. 3 bedrooms, 2 bathrooms. TV, DVD and Wi-Fi. New luxury kitchen. Full weeks only in summer. Shorter breaks available during winter. 'free broadband'	Luxury period property, 50 yards from the Quayside, stunning views. 2 double, 1 twin bedded rooms. Pets welcome. Strictly non-smoking. Friday changeover. Inclusive of utilities and wood.	
Chancers Cottage 52 Mill Road www.norfolkdreams.com/chancers.html (07976) 720022	Wells I-4	2 Bedroom Cottage Weekend £250 Sleeps 4 £260 to £725	Beautifully finished, warm, stylish and traditional Victorian cottage.Period features, log burner, courtyard garden & private parking. Very comfortable, LCD TV, DVD, fully fitted kitchen. Weeks only in summer. Weekends/midweek & weeks in Winter. 'free broadband'	Check out the website www.norfolkdreams.com Gorgeous well equipped accommodation. 5 minutes walk to Quayside, shops and pubs. Pets welcome. Strictly Non-smoking. Friday changeover.	
A Room in the Park East Lodge www.aroominthepark.co.uk (07946) 625533	Wells J-2	Converted Barn 2 Nights Sleeps 2 Box £600 to £600	Super King Size bed (Converts to 2 x 3ft twin beds) Large modern shower room. TV with DVD. Wood burner. Fridge, kettle, toaster, cutlery, glasses & crockery. Welcome pack on arrival. Bath robes & guest toiletries. Linen & towels.	18th century Large luxurious studio room set in a unique location within the walls of Holkham Park. Own section of garden overlooking marshes at Holkham. No dogs. No cooking allowed. Not suitable for children.	
Scots 8 Invaders Court www.norfolk-coast-cottage.co.uk (01775) 420953	Wells F-21	House 3 Nights Sleeps 5+1>8 £475 to £690	3 doubles (1 en-suite) & 1 twin bedrooms, ground floor shower room + family bathroom. Large living/dining room, 24' conservatory, South-facing walled garden patio & furniture. Well-appointed kitchen. Off-road parking, bike storage. Beds made up. Broadband, TV, DVD.	Spacious and comfortable house 75 yards from both the quay and Wells' great shops. Well-behaved dog welcome. Smoking-free zone.	
Seaskate East End www.norfolk-coast-cottage.co.uk (01775) 420953	Wells E-29	House 3 Nights Sleeps 5 £415 to £630	Three bedrooms, living room with gas "coal" fire, Freesat TV, DVD, hi-fi, Broadband. Well-appointed kitchen/diner, bathroom and separate cloakroom, conservatory. Garage/ off-road parking, small front garden.	Gas centrally heated. Splendid views over the harbour and salt flats. No smoking. Gas, electricity included. Broadband. Travel cot, high chair. Pet friendly.	
Jolly Sailor Cottage Jolly Sailor Yard www.jollysailorcottage.co.uk (07951) 355739	Wells E-24	Cottage 3 Nights Sleeps 6 £395 to £995	1 king/twin, 1 dble., 2 single bedrooms, 2 bathrooms. Dogs welcome. Open fire. TV, FreeSat & DVD, WiFi. Child friendly: travel cot, high chair, pushchair, etc. Books, games & DVDs. Private parking. Fully equipped kitchen; w/machine, dishwasher, tumble dryer. No smoking.	Refurbished cottage retaining it's character, spacious rooms; The 'lookout' has sea views from it's small terrace; sth. facing garden. Peaceful yet just minutes from the bustling quayside. Bed linen and bath towels included.	
The Coach House The Bowling Green www.bowling-green-inn.co.uk (01328) 710100	Wells S-21	Cottage Weekend Low Season Sleeps 4 + 2 £430 to £795	2 Bedroom upside down cottage - 1 Double,1 Twin & bathroom/shower on ground floor. Open plan living area. Fully equipped kitchen with dishwasher, microwave, fridge,w/machine & Iron. Freesat TV Beds made on arrival. Towels included. Enclosed courtyard. Parking. No pets.	Newly converted barn situated in a quiet area behind The Bowling Green Inn. Full of character with original beams & warm cosy feel.10 minute walk to Town centre 5 minutes further to the working Harbour of Wells.	
Crow's Nest Cottage Luggers Yard www.CrowsNestCottageWells.co.uk (01603) 781296	Wells E-11	House + 2 Parking Long Weekend Sleeps 8 - 10 £725 to £1860	4 Bedroom Cottage, Sea/Harbour Views from most rooms. TV & HOME CINEMA large film library. Games & Books, Walled garden, Bedrooms: 2 Doubles, 1 with 'Jacuzzi bath', 2 x Twin, 1 with 2 adult bunks. Kitchen; washer, gas range, dishwasher, 2 sinks, microwave.	Delightful Spacious cottage, 2 en-suite bedrooms, wood burner stove and Free Internet. The Home cinema is a real hit for wet weather. Very close to the quay and shops. PETS WELCOME.	
Harbour View Cottage 4 Standard Cottages http://cottageinwells.tripod.com (01525) 405494	Wells F-20	Terraced cottage 3 Nights Sleeps 4 £250 to £575	1 twin bedded room, 1 double bedded room with en-suite loo. TV, DVD. Washing machine, dishwasher. Garden. Full central heating. Sorry no smokers or pets.	This fishermans cottage was refurbished in 2008, with a bespoke kitchen, retaining many original features to give our a warm and inviting feel.	
Fishermans Cottage 1 Red Lion Yard www.holidayinwells.co.uk (01603) 871032	Wells D-14	Cottage 3 Nights Sleeps 4+1 £350 to £830	2 en-suite bedrooms, 1 with 6ft bed. Kitchen:- Cooker, microwave,dishwasher, fridge freezer. Living room:- Freesat TV, DVD, CD player. Utility:_ W/machine, Tumble dryer; Iron. Downstairs cloaks/ WC, Parking. WiFi. DVD's, CD's & Games.	Only a few steps from the Quay, Charming comfortable, character, cottage -see website for photographs -.Linen and welcome pack provided. Alternative contact no. (01603) 308951	
Beech Syde 45 Waveney Close www.beechsyde.co.uk (01480) 830296	Wells V-21	Detached Bungalow Short Breaks or Weeks Sleeps 4 £210 to £675	1 dbl. & 1 twin bedroom. C/H. Lounge/Diner, 2 comy settees & view of pretty Sth. facing, dog-proof back garden. No smoking. 1 pet. LCD TV & DVD. Kitchen with washing machine & microwave. Bathroom with shower. Parking in drive/off-road. Free WiFi.	Website: www.beechsyde.co.uk A peaceful setting, 7 mins walk to Quay. Close to pubs & shops. Linen, towels & fuel provided. Changeover: Friday or Monday.	

Name Address		Property Type	Self Catering		
Web Site	Town	Minimum Let			
Telephone	Map Ref.	Cost per Week	Facilities		Comments
Skylark Cottage Standard Road www.skylarkwells.co.uk (01507) 603852	Wells D-20	Cottage 3 Nights low season Sleeps 4+Cot £310 to £690	Beautiful character cottage, close to the sea and coastal path. Sea views. 2 bedrooms. Exposed beams, wood burning stove and central heating. Well equipped kitchen. Sunny enclosed quiet garden. Easy walking distance of town and beach. WiFi.		Short breaks low season 3 Night weekends £220; 4 Nights midweek £250. You can check availability and book on my website. Regret no smoking, no dogs.
PinewoodsCaravan Beach Road www.pinewoods caravan.co.uk (01507) 603852	Wells B-10	Caravan 2 Nights low season Sleeps 6 Box £290 to £680	Lovely caravan. 2 bedrooms; 1 double, 1 twin. Also double sofa bed. Well equipped kitchen. Shower. Central heating, so nice and warm. Quiet location overlooking the lake. Enclosed sunny decking area with seating. Close to beach & the pinewoods. WIFI, w/machine on site. Parking 2 cars.		Open March till end Nov. Short breaks low season. 2 nights £150. 3 night weekends £180. 4 nights midweek £220. You can check availability and book on my website. No smoking. DOGS WELCOME
Beach Walk 2 Bakers Yard www.beachwalkwells.co.uk (07769) 792379	Wells B-5	3 Storey House 3 nights off-peak Sleeps 8 £607 to £1566	4 star awarded luxury accommodation. Real log wood burner, multi use games table, off road parking for 2 vehicles. w/machine, tumble dryer, stair gates, cot/high chair. Family bathroom, shower room & wc. Bed linen & towels included.		4 bedrooms, large 1st floor balcony with furniture and fantastic views towards lifeboat station & Holkham nature reserve. Fully enclosed garden, BBQ, 2 mins. walk to Wells quay. Free WiFi. No smoking no pets.
The Homestead The Buttlands www.thehomesteadnorfolk.co.uk (01328) 710209	Wells M-14	House 2 days Sleeps 9 £790 to £1400	Ground floor Double + Bathroom. Lounge/separate dining room/kitchen/Large Garden. Second floor.-Double Bed & Twin room + Bathroom. 3rd floor - 3 single beds. Fully equipped kitchen. Sofa beds in lounge. Dog friendly, central heating, WiFi, all linen supplies.		Beautiful old cottage that is in the heart of Wells. A great house to enjoy a big get together, or family holiday.
1 Mindhams Yard 1 Mindhams Yard (01328) 711352	Wells D-7	Cottage Negotiable Sleeps 2 + £300 to £350	Living room with sofa bed for 2 extra guests - separate kitchen. Twin bedroom - modern bathroom. Central Heating. Quiet yard. All linen & electricity included. 3 minutes walk to quay & shops. Pets welcome.		Evening meal by arrangement. When we have availability we are happy to let for short periods.
The Snug Knitting Needle Lane (01328) 710594	Wells K-26	Studio 2 Nights £100 Sleeps 2 £300 to £300	Self catering studio with twin beds, Shower room, galley kitchen and T.V. All linen is provided. Sorry no pets.		A cosy hideaway for two with a small patio and private parking. Just a short walk to the East Quay and shops.
Oyster Cottage 20 High Street www.oystercottagewells.co.uk (01485) 578225	Wells L-17	House 3 Nights Sleeps 6 + child room £500 to £900	Grade II Town House. Large Kitchen/Diner. Sitting room. 2 en-suite plus large family bathroom. Dishwasher / washing machine / microwave. TV/DVD. Outside paved patio with furniture and BBQ. Central heating. No smoking, No pets. Cot/Highchair available.		Ideal location, close to shops, 5 mins. Walk to Quay. Linen / Towels provided.
Crabpot Cottage 5 The Glebe www.wellsholidaycottages.co.uk (01328) 711982	Wells E-12	Old Fishermans Cottage 3 Nights Sleeps 4 £300 to £600	Cosy two bedroom cottage (1double, 1 twin) with bath/shower, central heating and wood burner in lounge. Kitchen/diner with washing machine etc. Garden and off road parking. No smoking. No pets.		Cosy cottage close to Quay. Woodburner makes it perfect for short winter breaks. WiFi available. Pretty back garden.
9 Mindhams Yard Mindhams Yard www.9mindhamsyard.co.uk (01379) 890015	Wells D-8	House 2 Nights Sleeps 5 - 6 £395 to £825	Beautiful traditional fishermans cottage. 1 King, 2 Twin bedrooms. Well equiped kitchen - w/machine, dish washer, espresso - TV, DVD. Gas central heating + Log burner. Bathroom WC Shower Bath. 1 X Off road car parking. WiFi - TV Freeview - ipod docking station. Dogs welcome.		Tastefully styled cottage will sleep 5/6 with off street parking. Situated in a sunny secluded yard, 2 minutes walk to the Quay. Friday change over.
14 Church Street www.wellsnextthesea.co.uk/14churchst (01603) 744233	Wells R-19	Detached House 3 Nights out of season Sleeps 4 £260 to £550	1 Double, 1 Twin (bed + guest bed). Fully equipped kitchen. Bathroom upstairs. Garage & parking space. Lawned front garden. Small rear enclosed garden with patio & garden furniture. 4 bicycles. Freesat colour TV/video/DVD player. Wi-Fi.		Quay 15 Mins. Walk. No smoking indoors. Electricity included. Linen provided by special arrangement.. Three stars.
The Hideaway 4 Brig Square www.wellsnextthesea.co.uk/hideaway (07969) 611510	Wells D-8	Cottage 3 Nights Sleeps 2 £270 to £550	Attractive single story cottage, in courtyard setting. Sunny patio gardens to front and back. Re-furbished to high standard. Open plan Lounge/kitchen/diner with granite worktops and modern appliances, wet room, Wifi and flat screen TV. Bedrooms:1 double.		A delightful romantic bolt hole less than 2 minutes walk to Wells harbour. ideal for couples. Parking for 1 car. No dogs
Rose Cottage East End www.eastquay.co.uk (01328) 711463	Wells E-21	Cottage 1 Week Sleeps 4 £375 to £525	Pretty end-terrace brick & flint cottage with enclosed garden. Ground floor comfortable lounge with wood burning stove. South facing sun lounge & well equipped modern kitchen. Double and twin bedroom, bathroom/toilet on 1st floor. Gas fired central heating.		Access is via a "shared yard" into garden/patio. Vehicle access for unloading. Parking on East Quay low season & permit provided for town car park in high season. Bed linen & bath towels provided.
2 Quayside Court The Quay www.wellsquayside.co.uk (01953) 888809	Wells D-17	Apartment 3 nights 4 £440 to £825	Apartment 2 is located on the first floor of this new block of luxury apartments. It is accessed by lift or stairs and boasts spectacular sea views from both the sitting room and master bedroom. It has been furnished and equipped to a very high standard, combining comfort and elegance.		A spacious apartment comprising 1 double & 1 twin bedroom. Open plan lounge/dining/ kitchen & balcony with fantastic views of the quayside and tidal channel. Private parking. Linen & towels provided. No pets, no smoking.
Beach Hut Wells Beach (01328) 710509	Wells B-10	Beach Hut 1 Day £40 Box to	Fully equiped. Buckets & spades, deckchairs, wind breaks. Coffee, tea & sandwich making facilities. China & cutlery. Weekly fee by arrangement.		Relax on North Norfolk's premier beach. Use as a base for walks or enjoy time watching the world go by. (Dogs allowed part of the beach)

