



Worlingham Way, Lowestoft, NR32 4SD

GUIDE PRICE £200,000 - £210,000

- IN NEED OF MODERNISATION
- NO CHAIN
- DETACHED
- 3 BEDROOMS
- uPVC DOUBLE GLAZING
- GAS CENTRAL HEATING
- LAID TO LAWN GARDENS
- DRIVEWAY
- GARAGE

IDEALLY located on the cusp of Oulton village close to all amenities & public transport on your doorstep. This 3 bed DETACHED bungalow is IN NEED OF RENOVATION throughout...

HALLWAY

Giving access to all areas; fitted carpet, radiator, power points and loft access in situ. Built-in cupboard provides storage and houses the consumer unit, gas central heating boiler and the hot water / immersion tank.

LOUNGE

4.25m x 3.39m (13'11" x 11'1") Overlooking the front of the home; fitted carpet, uPVC double glazed windows, radiator, TV and power points.

KITCHEN

2.90m x 2.74m (9'6" x 8'11") Wall and base units, worktop, inset sink / drainer, integral oven with hob and extractor fan over; space / plumbing for your chosen appliances. Vinyl flooring, uPVC double glazed window and power points.

BATHROOM

White suite comprises a pedestal basin, WC and bath with electric shower over. Vinyl flooring, opaque uPVC double glazed window and radiator.

BEDROOM 1

3.04m x 2.94m (9'11" x 9'7") Double bedroom overlooks the rear garden; fitted carpet, uPVC double glazed window, radiator, power points and built-in wardrobes.

BEDROOM 2

2.88m x 2.74m (9'5" x 8'11") Another double bedroom also with rear aspect; fitted carpet, uPVC double glazed window, radiator, power points and built-in wardrobes.

BEDROOM 3

2.72m x 2.63m (8'11" x 8'7") Fitted carpet, uPVC double glazed window, radiator and power points.

OUTSIDE

Laid to lawn gardens give a blank canvas for you to do as you wish. Timber shed, greenhouse, outside lighting and water; GARDEN ROOM is part brick with double glazed windows and polycarbonate roof; tiled flooring and double doors. Driveway provides parking / hardstanding for 4 vehicles and leads to the...

GROUND FLOOR
680 sq.ft. (63.2 sq.m.) approx.



WORLINGHAM WAY, OULTON, NR32 4SD
TOTAL FLOOR AREA: 680 sq.ft. (63.2 sq.m.) approx.
Whilst every care has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and other features are approximate. We do not accept responsibility for any errors, omissions or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective buyer. It is the responsibility of the buyer to have an independent survey carried out prior to purchase to their own satisfaction as to their operability or efficiency can be given.
Made with Homeplan 6.00

GARAGE

5.31m x 2.48m (17'5" x 8'1")

Brick garage with vehicular up and over door, light, power and personnel door.

FREEHOLD TENURE

EAST SUFFOLK COUNCIL - TAX BAND B

ENERGY PERFORMANCE - RATING D