115 Lowestoft Road, Gorleston, Great Yarmouth, NR31 6SP

OIEO £280,000

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Offers In Excess Of £280,000

- Professionally Renovated
- Chain Free
- Gas Central Heating
- New Double Glazed Windows
- Utility Room
- Driveway
- New Ensuite
- Three Reception Rooms
- New Kitchen
- Four Bedrooms

Aldreds are delighted and privileged to offer this handsome, professionally newly renovated four bedroom end terrace house benefitting from its own driveway. An internal inspection is essential to appreciate the features and finish of this fine home. Upgrades include a new kitchen, new shower room, new ensuite bathroom and a new cloakroom. The property has been partially replastered with new decoration and flooring/carpets throughout. New windows and external doors have added extra kerb appeal. Internally there is a spacious entrance hall, three reception rooms, kitchen, utility room and ground floor cloakroom. The first floor offers a landing, master bedroom with ensuite bathroom, three further bedrooms and a shower room. Gas central heating. As well as the private driveway, externally there is a front garden and courtyard rear garden. Offered with no chain

Entrance Hall
Door to front, stairs to landing, under stair cupboard, storage cupboard, radiator

Lounge 11'9" plus bay x 11'9" (3.6 plus bay x 3.6)
Bay double glazed window to front aspect, part wood panelled walls, radiator, picture rail, traditional style coving, traditional style fireplace with tiled hearth

Dining Room/Sitting Room 16'4" x 11'9" (5 x 3.6)
Picture rail, double glazed window front aspect, double glazed window to side aspect, double glazed window to rear aspect, radiator

Cloakroom
Part wood panelled walls, low level WC, hand basin, opaque double glazed window to rear aspect, heated towel rail

Breakfast Room 11'6" x 9'6" (3.52 x 2.9)
Double glazed window to side aspect, radiator

Kitchen 12'9" x 9'7" (3.9 x 2.93)

Base & wall units with worktops, wall mounted gas boiler in storage cupboard, sink with mixer tap, induction hob, electric oven, integrated dishwasher, integrated fridge/freezer, part tiled walls, radiator

Utility Room 9'8" x 4'11" (2.95 x 1.5)

Door to side, double glazed window to side aspect, plumbing for washing machine

Landing

Master Bedroom 14'9" x 9'2" (4.5 x 2.81)

Double glazed window to side aspect, radiator, door to

Ensuite Bathroom 9'1" x 5'11" (2.77 x 1.82)

Panel bath with shower over, his and hers hand basins with mixer taps, low level WC, part tiled walls, double glazed window to side aspect, heated towel rail

Bedroom 2 16'6" x 12'0" (5.03 x 3.68)

Picture rail, double glazed window to front aspect, double glazed window to side aspect, double glazed window to rear aspect, radiator

Directions

Head south along the High Street and over the traffic lights in to Lowestoft Road, continue past the shops where the property is on the left

Bedroom 3 15'0" x 11'9" (4.59 x 3.6)
Picture rail, two double glazed windows to front aspect, radiator

Bedroom 4 11'5" x 6'6" (3.5 x 2)
Double glazed window to side aspect, radiator

Shower Room 7'6" x 4'11" (2.3 x 1.5)
Shower in cubicle, hand basin in vanity unit with mixer tap, low level WC, opaque double glazed window to rear aspect, heated towel rail

Outside
To the front of the property there is a feature pathway leading to front door, lawned garden. To the side is the properties driveway. The rear is a courtyard garden which is shingle with concrete patio

Tenure
Freehold

Services
Mains water, electricity, gas, drainage

Council Tax
Band B

Location
Gorleston-on-Sea is a coastal town 2 miles from Great Yarmouth centre and has a varied selection of local shops * Golf Course * Modern District hospital * Schools for all ages * Library * Regular bus services to the main shopping areas and a sandy beach.``

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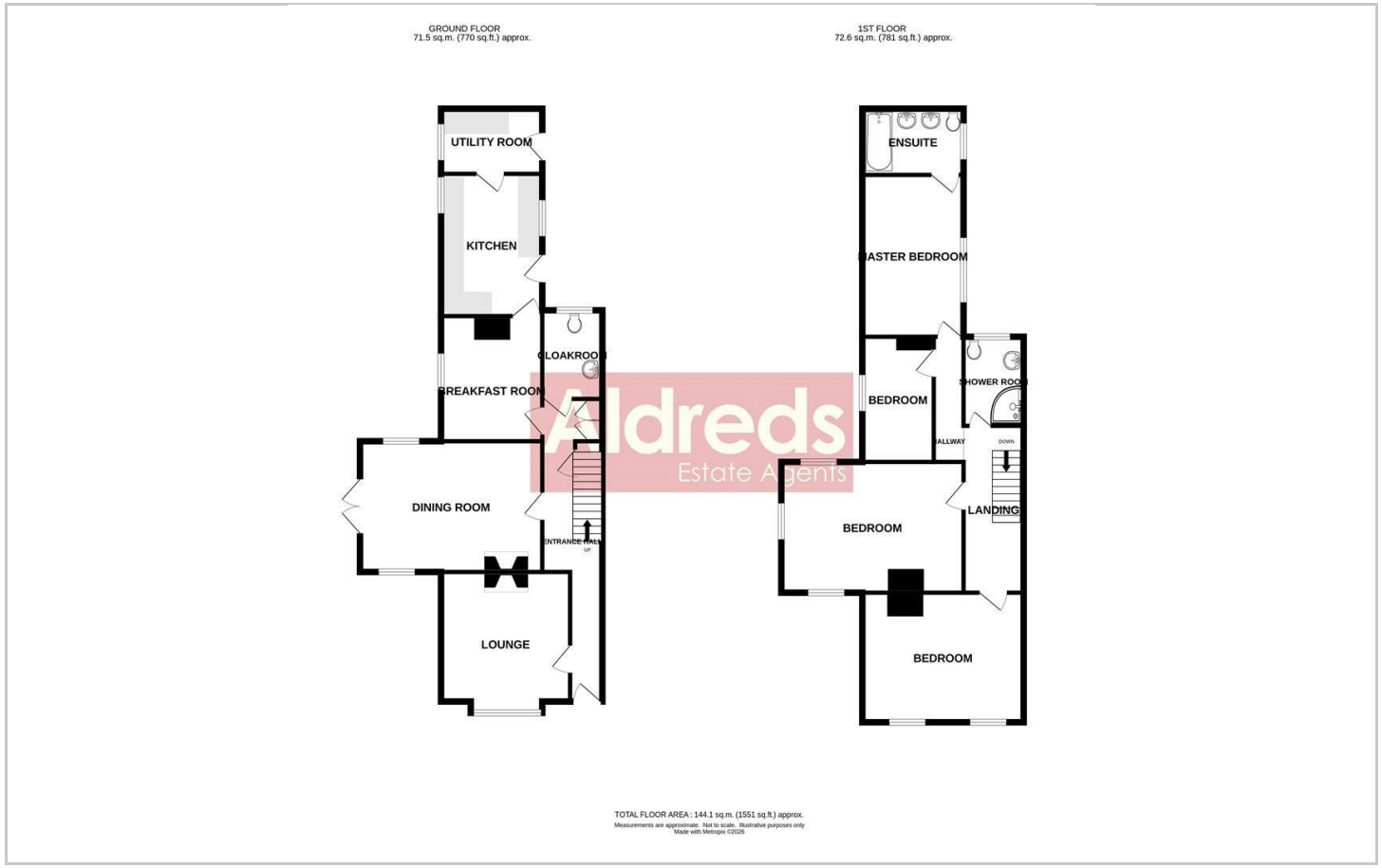
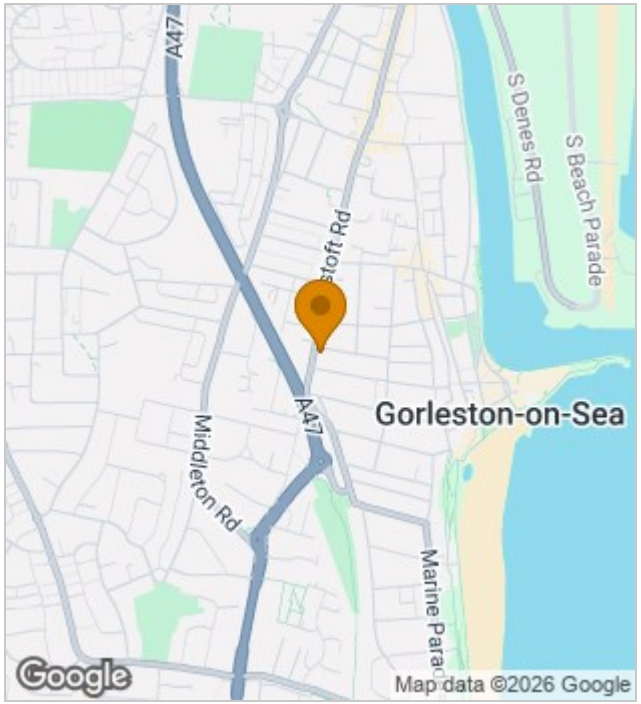
Ref G18547/06/26

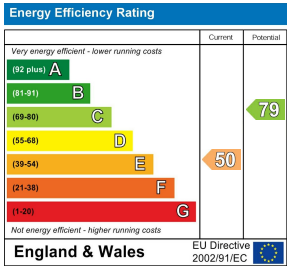
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Aldreds Gorleston Office on 01493 664600
if you wish to arrange a viewing appointment for this property or require further information.

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