

Aldreds
Estate Agents



33 Suffolk Road, Gorleston, NR31 0QB

£195,000



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33 Suffolk Road , Gorleston, NR31 0QB

- Extended 3 bedroom mid-terrace house
- Completely ready to move into
- Modern kitchen/diner
- Easy maintenance rear garden
- Downstairs bathroom
- Excellently maintained throughout
- Off road parking to the front
- Utility room
- Bedrooms off landing
- Transport links and amenities close by

This beautifully presented extended three-bedroom mid-terrace home has been exceptionally well maintained throughout and is ready for immediate occupation. Offering spacious and versatile accommodation, the property features a modern kitchen/diner, a separate utility room and a downstairs bathroom, making it ideal for families and first-time buyers alike.

Upstairs, all three bedrooms are accessible from the landing, while outside there is off-road parking to the front and an easy-maintenance rear garden, perfect for relaxing or entertaining. Conveniently located close to local amenities and excellent transport links, this fantastic home combines comfort, practicality and a sought-after location.



£195,000



Entrance Hall

LVT floor, stairs to first floor, front door.

Lounge 11'4" x 9'10" (3.47m x 3.01m)

LVT floor, double glazed window to front, radiator, inset shelving, media wall with electric fire display, access to kitchen.

Kitchen 15'5" x 10'10" (4.72m x 3.31m)

Porcelain tile floor, laminate countertops, ample under counter storage cupboards, island with inset sink and draining board, dish washer and oven. Inset hob with extractor fan, storage units with inset microwave and space for free standing American style fridge freezer. Opening through to dining room.

Dining Room 7'4" x 12'6" (2.25m x 3.83m)

Porcelain tiles, double glazed French doors and window to rear, access to utility and washroom, polycarbonate roof.

Utility 6'10" x 3'3" (2.09m x 1.00m)

Porcelain tiles, laminate counter top, inset shelving, wall mounted boiler, space for tumble dryer, access to bathroom.



Bathroom 6'10" x 5'5" (2.09m x 1.67m)

Porcelain tiles, WC, basin with vanity unit, bath tub, wall mounted shower and glass screen.

Utility (rear) 6'10" x 2'4" (2.09m x 0.73m)

Porcelain tile floor, laminate countertop, space for washing machine.

Landing

Carpet floor, loft hatch, access to 3 bedrooms.

Bedroom 1 11'2" (14'3" into recess) x 9'10" (3.41m (4.36m into recess) x 3.02m)

Laminate floor, double glazed, window to front, radiator.

Bedroom 2 8'5" x 10'11" (max) (2.58m x 3.34m (max))

Laminate floor, double glazed window to rear, radiator.

Bedroom 3 6'8" x 7'9" (2.05m x 2.38m)

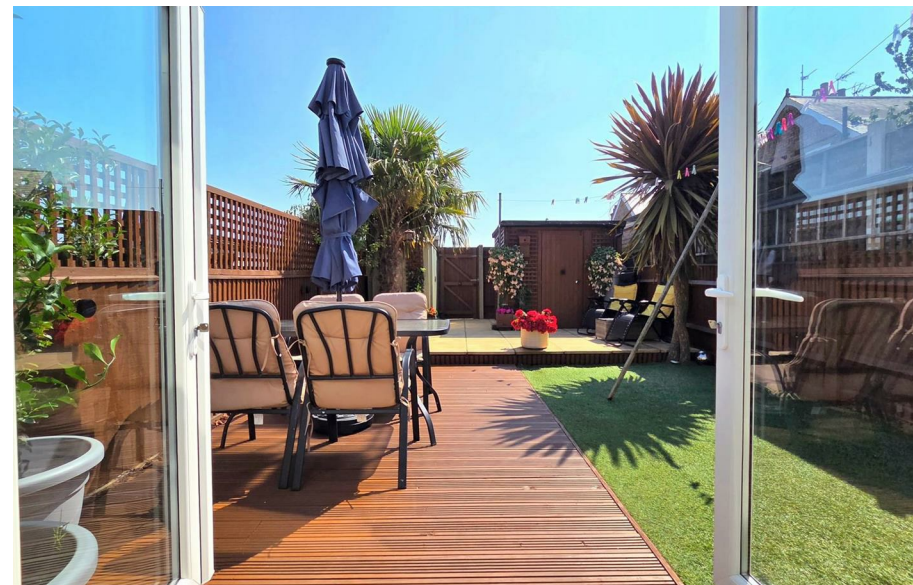
Laminate floor, double glazed window to rear, fitted wardrobe and storage cupboards.

Outside Front

Brick weave driveway, concrete wall and hedgerow boundaries, concrete path to front door.

Directions

From the Gorleston office head north along the High Street, continue into High Road, at the traffic lights turn left into Beccles Road, at the roundabout take the fourth exit into Suffolk Road.



Outside Rear

Decked seating area, artificial lawn, raised patio area leading to two sheds and rear access gate, timber fence boundaries.

Tenure

Freehold

Council Tax

Great Yarmouth Borough Council - Band A

Services

Mains gas, water, electric, drainage

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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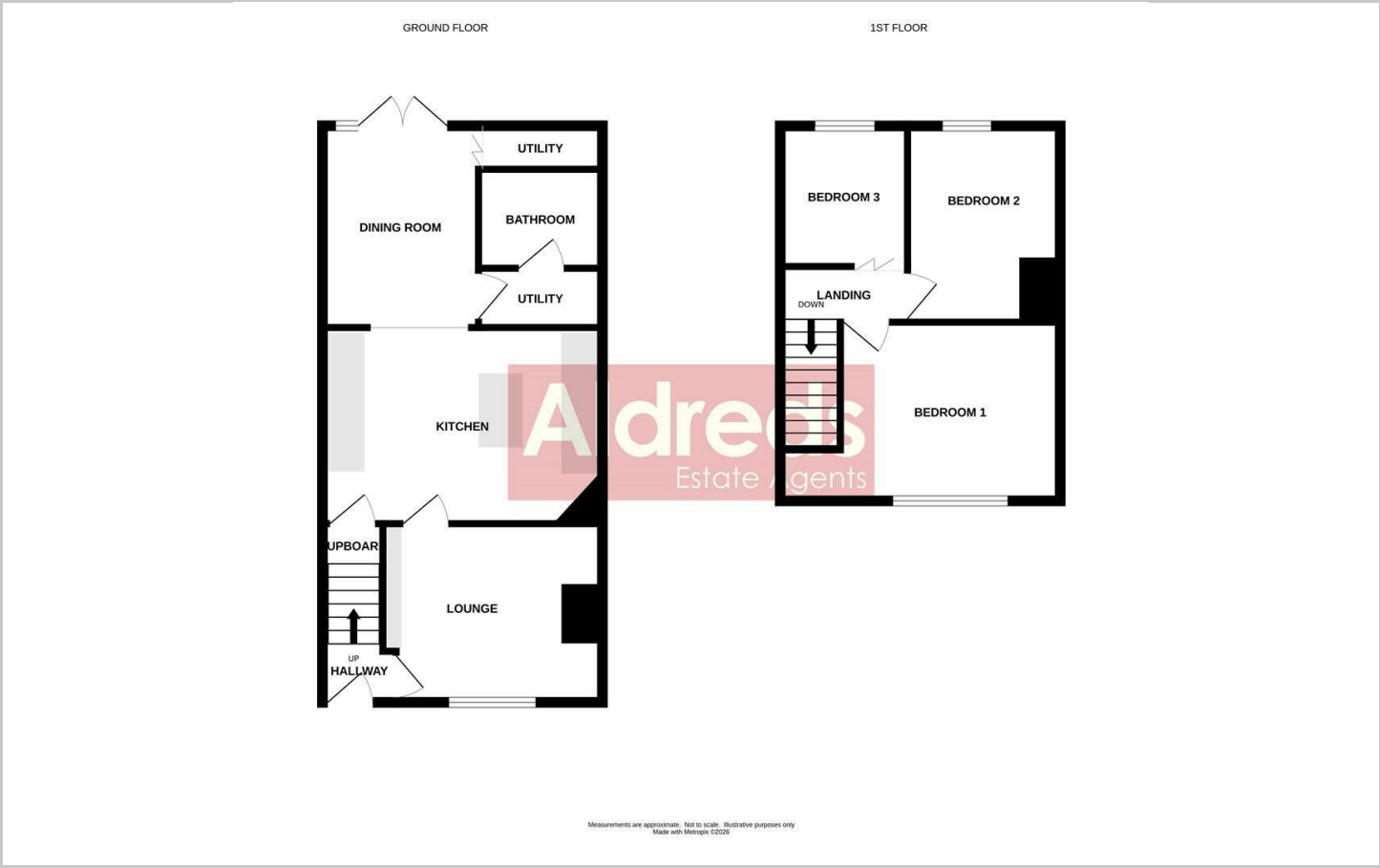
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Floor Plans

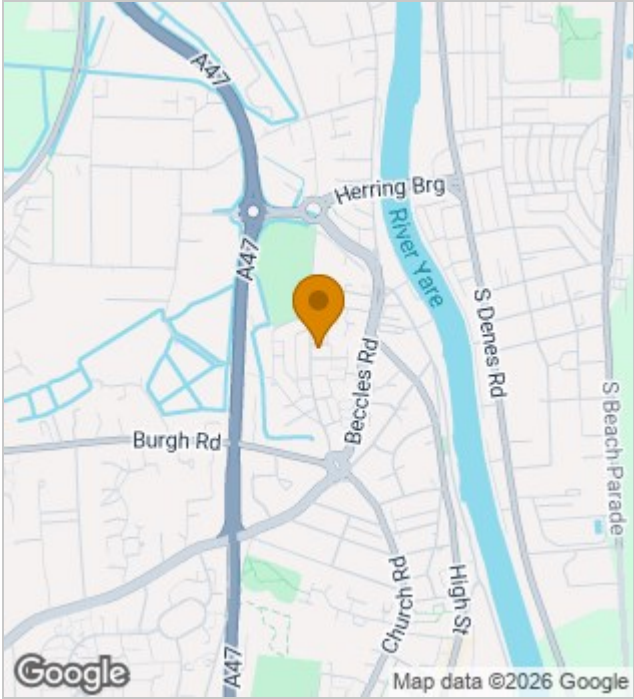


Viewing

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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Location Map



Energy Performance Graph

