



Aldreds
Estate Agents

57 Sussex Road

Lowestoft, NR32 4HG

Offers Over £180,000



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Aldreds are delighted to offer this outstanding bay fronted family home with 3 separate bedrooms situated in this very desirable North Lowestoft location being within walking distance of Sparrows nest Park and the North Lowestoft beach. The spacious accommodation includes entrance hall, open plan lounge/diner, modern fitted kitchen, separate utility room, modern fitted ground floor bathroom and to the first floor there is a galleried landing and 3 large separate bedrooms. The current owners have maintained the property to an excellent standard throughout with quality fixtures and fittings and tasteful decorations. Benefits also include Upvc double glazed windows and gas fired central heating. Set at a realistic asking price. Early viewing is strongly recommended to appreciate this beautiful family house.

Entrance Hall

Fitted carpet, Upvc entrance door, radiator, power points, stairs leading up to first floor.

Lounge

10'8" x 12'0" (3.26 x 3.67)

Stripped floorboarding, feature fireplace, inset living flame fire, Upvc bay window, power points, T.V point, radiator.

Dining Room

10'8" x 12'0" (3.26 x 3.67)

Stripped floorboarding, Upvc window, power points, radiator, full length storage cupboard.

Kitchen

12'1" x 8'7" (3.7 x 2.63)

Ceramic tiled flooring, range of modern quality fitted kitchen units, solid timber extended work surfaces, butler style sink with timber draining board, range of built in appliances including fridge/freezer, electric oven with matching four burner gas hob, extraction cooker hood, tiled splash backs, integral dishwasher, full length feature radiator, power points, Upvc window, flat plastered ceiling, inset spot lighting.





Utility Room

Ceramic tiled flooring, fitted units with integral appliances including washing machine and tumble dryer, energy efficient wall mounted combination boiler, extended work surfaces, tiled splash backs, radiator, flat plastered ceiling, inset spot lighting, Upvc door leading to rear garden.

Family Bathroom

Tiled flooring, quality white bathroom suite comprising shower set over a panel bath, vanity sink unit, low level W.C, Upvc window, extractor fan, heated towel rail, flat plastered ceiling with inset spot lighting. part tiled walls, Upvc window.

First Floor Landing

Central landing with fitted carpet, loft access leading to insulated loft space, 3 separate bedrooms leading off, full length storage cupboard.

Bedroom 1

12'6" x 13'1" (3.83 x 4.0)

Stripped floorboarding, flat plastered ceiling, Upvc window, radiator, power points, T.V point.

Bedroom 2

9'0" x 11'10" (2.75 x 3.63)

Fitted carpet, flat plastered ceiling, radiator, power points, Upvc window.

Bedroom 3

12'0" x 8'7" (3.67 x 2.64)

Fitted carpet, radiator, power points, Upvc window, flat plastered ceiling.

Outside

Enclosed frontage with tiled footpath to front door, To the rear a well presented garden with ample space for outside dining.



Floor Plan

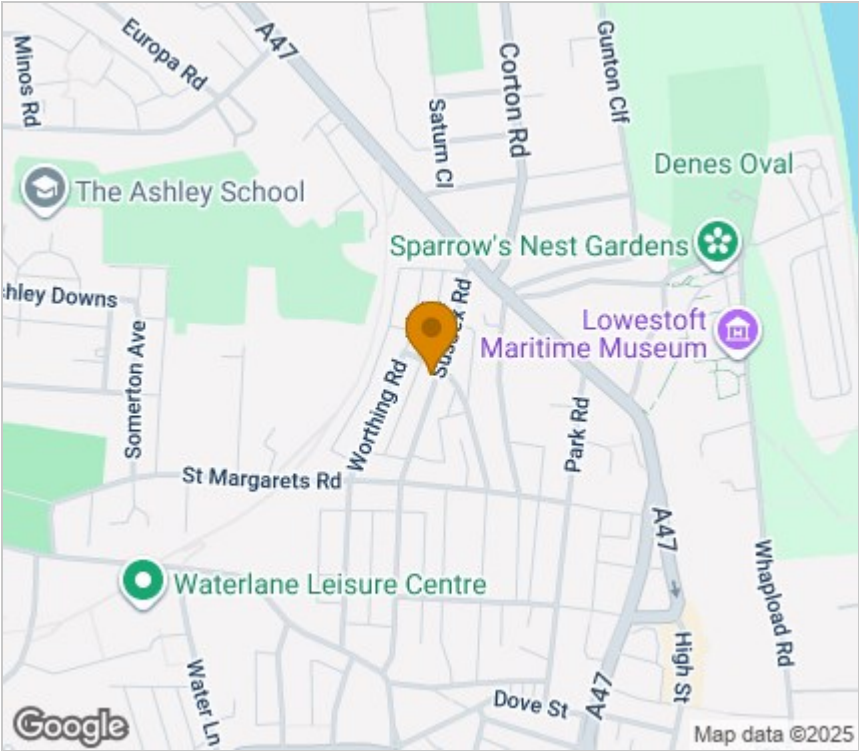


Viewing

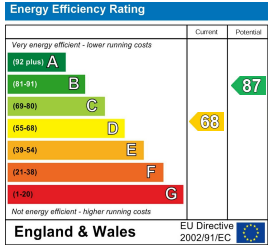
Please contact our Aldreds Lowestoft Office on 01502 565432 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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