



Windsor Road, Lowestoft NR33 0BP

welcome to

Windsor Road,Lowestoft

William H Brown are pleased to present this five bedroom mid-terraced house located in a fantastic area of Lowestoft. This family home benefits from spacious rooms throughout, plenty of character and a huge amount of potential.



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Entrance Hall

Storage cupboard, radiator.

Cloakroom

WC, wash hand basin.

Lounge

15' x 15' 9" (4.57m x 4.80m)

Window to front and side aspect, fireplace, carpet, radiator, TV point.

Dining Room

11' 9" x 16' 9" (3.58m x 5.11m)

Window to rear aspect, fireplace, radiator, carpet.

Kitchen

15' x 12' 8" (4.57m x 3.86m)

Window to rear aspect, fitted kitchen with a range of wall and base units, TV point, tiled flooring, plumbing for washing machine, storage cupboard, sink and drainer.

Landing

Carpet, storage cupboard.

Bedroom One

11' 4" x 7' 9" (3.45m x 2.36m)

Window to front and side aspect, TV point, carpet.

Bedroom Two

15' x 14' (4.57m x 4.27m)

Window to rear aspect, TV point, carpet.

Bedroom Three

11' 9" x 15' 9" (3.58m x 4.80m)

Window to front aspect, TV point, carpet.

Bedroom Four

12' 8" x 11' 9" (3.86m x 3.58m)

Window to rear aspect, TV point, carpet, radiator.

Bedroom Five

13' 1" x 21' 6" (3.99m x 6.55m)

(Loft room) Window to rear and side aspect, TV point, carpet.

Bathroom

Window to rear aspect, wash hand basin, WC, tiled flooring, radiator, bath.

Outside

To the front of the property there is a small courtyard garden. To the rear there is also a courtyard garden with a brick built storage outbuilding and rear access.



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welcome to

Windsor Road, Lowestoft

- **NO CHAIN**
- Five Bedrooms
- Well Presented
- Loft Conversion
- Sought After Location

Tenure: Freehold EPC Rating: E

offers in excess of

£220,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
LOW105995 - 0008

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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