





welcome to

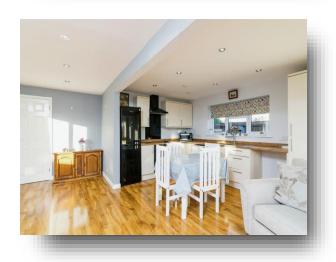
Clover Way, Lowest of t

William H Brown are thrilled to present this THREE bedroom DETACHED BUNGALOW. situated in a sought after area of North Lowestoft - close to a range of local amenities. The property comes with ample parking in the form of a driveway and garage. The Open plan Lounge/Kitchen/ Diner is a key feature!

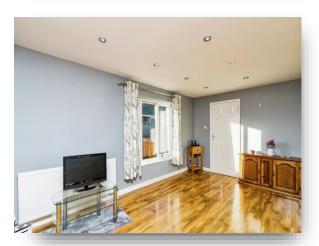












Accommodation

Ground Floor - Bungalow

Entrance Hall

Access to Open plan Lounge/Kitchen/Diner/Family room, Bedrooms 1, 2 and 3 and Bathroom, Built in storage cupboard, Loft hatch, Radiator, Carpet flooring.

Lounge/ Kitchen/ Diner

23' 5" x 18' 11" (7.14m x 5.77m)

Lounge Diner Aspect: Double glazed patio doors leading to Rear garden, Two double glazed windows to Rear aspect and two double glazed windows to Side aspect, Radiator, TV Points, Spotlights, Radiator, Laminate wood effect flooring.

Kitchen: Open plan with Lounge Diner, Fitted Kitchen Wall and Base units with wooden work surfaces, Sink and drainer unit, Plumbing for washing machine, Space for dishwasher, Radiator, Space for 50/50 Fridge freezer unit, Laminate wood effect flooring.

Bedroom 1

15' 1" x 9' 10" (4.60m x 3.00m)

Double glazed window to Front aspect, Double bedroom, Door leading to En Suite, TV and Power points, Radiator, Carpet flooring.

En Suite

Double glazed window to Side aspect, Toilet, Wash hand basin with unit below, Shower cubicle with collapsible door, tiled surrounding and Rainfall shower head, Towel radiator, Spotlights, Tiled flooring.

Bedroom 2

10' 4" x 8' 7" (3.15m x 2.62m)

Double glazed window to Front aspect, Double bedroom, Radiator, Power points, Carpet flooring.

Bedroom 3

9' 5" x 6' 10" (2.87m x 2.08m) Double glazed window to Side aspect, Radiator, Power points, Carpet flooring.

Bathroom

Double glazed to Side aspect, Fully tiled walls, Toilet, Wash hand basin with unit below, Jacuzzi bath with over head shower, Towel radiator, Spotlights, Tiled flooring.

Outside

Front Garden

Concrete driveway to Front and Side leading to garage, Brickweave to Front aspect and fencing to Side with access gate and grass stone area.

Rear Garden

Fully enclosed private rear garden, Patio leading to grass with shrubbery at Rear aspect, Side access gate to front of the property, Side access to Garage.

Garage

Up and Over door, Double glazed window to door to side aspect.



William H Brown are delighted to present

this MODERN AND SPACIOUS. THREE

BEDROOM DETACHED BUNGALOW on

Clover Way. The home sits in the sought after location of Gunton, with ample

beautiful coastal walks along the Gunton

property offers great parking space, with

driveway leading to garage to the front and

property, a welcoming entrance hall offers

access to all bed and reception rooms. The

is a beautiful space. An en-suite off of the

bathroom, with a sleek and modern fully

is the massively spacious open plan lounge/

dining space with fitted kitchen. This room

has been extended to boast living space, and

is ideal for entertaining! This room overlooks the garden, which offers ample patio space

and is fully enclosed, with side access to the

garage for storage. Please call William H
Brown to view this fantastic bungalow today!

tiled décor including a Jacuzzi bath and overhead shower! The main reception room

master bedroom as well as fully tiled

property offers Three Bedrooms, all of which

are decorated to a high standard and are of a good size, in particular, the master bedroom

Cliffs, only a short journey away! The

side of the home. Upon entering the

amenities within close proximity as well as



welcome to

Clover Way, Lowestoft

- Three Bedroom Detached Bungalow
- Sought After, Desirable North Lowestoft Location
- Ample Parking with Driveway and Garage
- Impressive Open Plan Lounge/ Kitchen / Diner
- Enclosed Private Rear Garden
- Jacuzzi Bath in Family Bathroom and En Suite off Master Bedroom
- Close to Local Amenities and The Coast
- Two Double Bedrooms with Third Ideal for Study

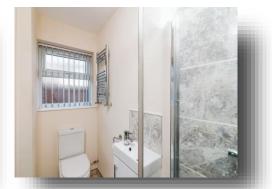
Tenure: Freehold EPC Rating: C



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for an purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

£315,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/LOW107915



Property Ref: LOW107915 - 0004 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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