



Seavert Close, Carlton Colville Lowestoft NR33 8TX



welcome to

Seavert Close, Carlton Colville Lowestoft

William H Brown Lowestoft are thrilled to present this opportunity to purchase this THREE bedroom DETACHED BUNGALOW on Seavert Close, Carlton Colville. The property benefits from a driveway leading up to a double garage and a wrap around style garden with laid lawn and shrubs.



Accommodation

Ground Floor – Bungalow

William H Brown present this THREE bedroom DETACHED BUNGALOW on Seavert Close. The property is located in a desirable cul-de-sac set up in Carlton Colville village - close to a range of local amenities and a range of schools for all ages. Lowestoft's award winning beaches are in a easily commutable distance for family members of all ages to enjoy. The front of the property benefits from ample off road parking with a sweeping driveway, leading to two garages. You enter the property via entrance hall - which grants access through to all rooms. There is fantastic reception space in the Lounge, made homely with a feature fireplace - with additional space with patio doors leading through to the conservatory - ideal for hosting. The Kitchen benefits from plenty of wall and base unit cupboards, with an integrated hob, cookerhood, oven and grill - with space in the middle of the room for a breakfast table. All bedrooms of the home are double sized, with the main bedroom having the luxury of its on en suite with shower cubicle. The other two are in easy reach of the family bathroom, equipped with a bath and overhead shower unit. The Rear garden is a particular feature, with being mostly laid to lawn enclosed via hedge along the boundary, and wrapping around the side aspects. With so much to offer we imagine this delightful property being suited to a range of purchasers, so we recommend early viewings whilst still available. Please call us on 01502 585998 TODAY!

Entrance Hall

Double glazed Front door into the property, Access to all rooms, Built in storage, Radiator, Wood effect flooring.

Lounge

15' 11" x 10' 5" (4.85m x 3.17m)
Double glazed Patio doors leading to Conservatory, Feature Fireplaces, Radiator, Carpet flooring.

Conservatory

10' 11" x 9' 1" (3.33m x 2.77m)
Double glazed windows surround, Double glazed French doors to Garden, Wood effect flooring.

Kitchen

11' 9" x 11' 2" (3.58m x 3.40m)
Double glazed window to Rear aspect, Partially tiled walls, Fitted Kitchen Units with Work Surfaces, Sink and drainer unit, Integrated Oven, Gas hob, Plumbing for Washing machine and Dishwasher, Lino flooring.

Bedroom 1

14' x 10' 8" (4.27m x 3.25m)
Double glazed window to Side aspect, Double Bedroom, Door leading to en suite, Radiator, Power points, Carpet flooring.

En Suite

Double glazed window to Front aspect, Fully tiled walls, WC, Wash hand basin, Shower cubicle, Radiator, Lino flooring.

Bedroom 2

11' 10" x 9' (3.61m x 2.74m)
Double glazed window to Rear aspect, Double Bedrooms, Radiator, Power points, Carpet flooring.

Bedroom 3

12' 1" x 8' 5" (3.68m x 2.57m)
Double glazed window to Front aspect, Double Bedroom, Radiator, Power points, Carpet flooring.

Bathroom

Double glazed window to Front aspect, Tiled walls, WC, Wash hand basin with built in units underneath, Towel Radiator, Bath tub with overhead shower and screen, Lino flooring.

Outside

Front Garden

Sweeping driveway leading to Double garage with grass to Side, Pathway leading to Front door of the property.

Rear Garden

Laid lawn with shrubbery to Rear and Side access gate to Front, Greenhouse to Side aspect, Wrap around garden.

Garages

17' 7" x 16' 10" (5.36m x 5.13m)
Double Garage with two up and over access, Door to Side aspect, Power supply.



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welcome to

Seavert Close, Carlton Colville Lowestoft

- Three Bedroom Detached Bungalow
- Driveway and Double Garage
- Main Bedroom En Suite
- Wrap Around Garden with Laid Lawn and Shrubbery
- Lounge with Feature Fireplace
- Conservatory with French doors
- Sought After Carlton Colville Area
- Close to Local Amenities and Range of Schools

Tenure: Freehold EPC Rating: D



£325,000

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Please note the marker reflects the postcode not the actual property



Property Ref:
LOW106470 - 0003

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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