



**Heigham Drive, Lowestoft NR33 9DX**



**welcome to**

**Heigham Drive, Lowestoft**

William H Brown are delighted to present this Two/ Three Bedroom Detached Bungalow on a spacious Corner Plot. This property boasts fantastic potential, with a large wrap around front garden and sizeable garden to the rear. The property also offers off street parking with a driveway leading to garage



**\*\*DETACHED BUNGALOW ON CORNER PLOT\*\* William H Brown are delighted to present this Two/ Three Bedroom Detached Bungalow on a spacious Corner Plot. This property boasts fantastic potential, with a large wrap around front garden and sizeable garden to the rear. The property also offers off street parking with a driveway leading to garage at side! The property is located in the convenient location of South Lowestoft, the home offers superb access to local amenities such as shops and bus routes. The home offers well sized rooms throughout, consisting of a sizeable lounge space as well as dining room, ideal for entertaining. The dining room could also be used as a third bedroom for guests! A family bathroom with shower over bath is also found within the home. Two well sized bedrooms offer good living space also. Please call 01502 585998 to view this fantastic Bungalow today!**

## Accommodation

### Ground Floor – Bungalow

#### **Entrance Hall**

Double glazed Side door, Built in coat cupboard, Loft hatch, Laminate wood effect flooring.

#### **Lounge**

14' x 10' 11" ( 4.27m x 3.33m )

Double glazed window to Rear aspect, Feature fireplace with gas fire, Power points, Radiator, Laminate wood effect flooring.

#### **Kitchen**

10' 9" x 8' ( 3.28m x 2.44m )

Double glazed window and Side door, Fitted Kitchen units with work surfaces, Sink and drainer units, Two built in storage cupboards, Integrated Gas Hob, Oven, Plumbing for washing machine, Power points, Radiator, Lino wood effect flooring.

#### **Bedroom 1**

9' 2" x 8' 8" ( 2.79m x 2.64m )

Double glazed window to Side aspect, Double Bedroom, Radiator, Power points, Lino wood effect flooring.

#### **Bedroom 2**

10' 8" Max x 8' 9" ( 3.25m Max x 2.67m )

Double glazed window to Rear aspect, Double Bedroom, Radiator, Power points, Carpet flooring.

#### **Bedroom 3/ Dining Room**

12' 6" x 8' 8" ( 3.81m x 2.64m )

Double glazed Patio doors to Rear, Double Bedroom, Power points, Radiator, Lino wood effect flooring.

## **Bathroom**

Double glazed window to Rear aspect, WC, Wash hand basin, Bath tub with over head shower, Radiator, Lino wood effect flooring.

## Outside

### **Front Garden**

Wrap around grass garden to Front on corner plot with Brickweave driveway leading to garage to Side aspect.

### **Rear Garden**

Pathway leading to grass with fenced surround for privacy and Side access gate to garage.

### **Garage**

Up and over door, Side door leading to Rear garden, Electricity supply.



***view this property online*** [williamhbrown.co.uk/Property/LOW108817](http://williamhbrown.co.uk/Property/LOW108817)



welcome to

## Heigham Drive, Lowestoft

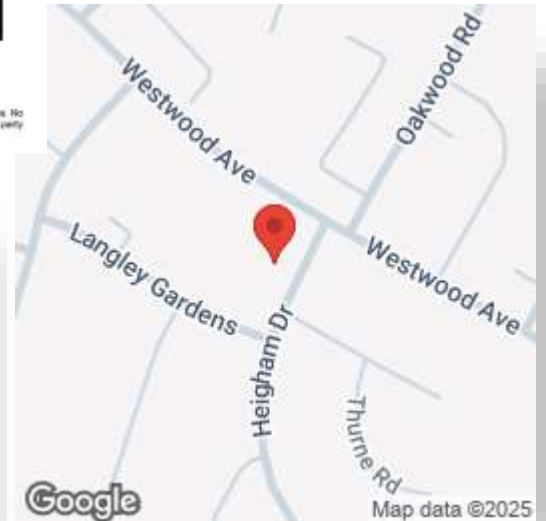
- Two/ Three Bedroom DETACHED Bungalow
- Brickweave Driveway leading to Garage
- Lounge with Feature Fireplace with Gas Fire
- Fully Enclosed Rear Garden with Laid Lawn
- Bathroom with Bath tub with Overhead Shower
- Desirable Oulton Broad Location
- Close to Local Amenities
- \*\* Corner Plot \*\*

Tenure: Freehold EPC Rating: C  
Council Tax Band: C



£190,000

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 inspections. Powered by www.houseagent.com



Please note the marker reflects the  
postcode not the actual property

view this property online [williamhbrown.co.uk/Property/LOW108817](http://williamhbrown.co.uk/Property/LOW108817)



Property Ref:  
LOW108817 - 0006

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01502 585998



[Lowestoft@williamhbrown.co.uk](mailto:Lowestoft@williamhbrown.co.uk)



138 London Road North, LOWESTOFT, Suffolk,  
NR32 1HB



[williamhbrown.co.uk](http://williamhbrown.co.uk)