



Gratton Dale, Carlton Colville Lowestoft NR33 8WP

welcome to Gratton Dale, Carlton Colville Lowestoft

- Four Bedroom Link-Detached Home
- Driveway leading to Double Garage with Power
- Enclosed Rear Garden with Patio leading to Grass
- Separate Lounge and Dining Room with Double Door Access
- Modern and Sleek Fitted Kitchen with a Range of Integrated Appliances

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

offers in excess of
£330,000

William H Brown are delighted to present this FOUR Bedroom Link-Detached Home on Gratton Dale. The home consists of; Entrance Hall, Downstairs WC, Lounge, Dining Room, Kitchen, Two Double Bedroom ensuites, Two additional bedrooms with family bathroom access, Front and Rear Garden.



Accommodation

Ground Floor

Entrance Hall

Downstairs Wc

Lounge

15' 7" x 12' (4.75m x 3.66m)

Dining Room

9' 4" x 9' 2" (2.84m x 2.79m)

Kitchen

11' 11" x 9' 10" (3.63m x 3.00m)

First Floor

Landing

Bedroom 1

11' 8" x 9' 5" (3.56m x 2.87m)

Ensuite

Bedroom 2

12' 8" Max x 9' 6" (3.86m Max x 2.90m)

Ensuite

Bedroom 3

9' 8" x 9' 7" (2.95m x 2.92m)

Bedroom 4

9' x 7' (2.74m x 2.13m)

Bathroom

Outside

Front Garden

Rear Garden

Garage

31' 8" x 9' (9.65m x 2.74m)

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Property Ref:

LOW109222 - 0006

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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.



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