



HARDIMANS

18 Gainsborough Drive
, Lowestoft, NR32 4LX
Offers Over £140,000



HARDIMANS



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Hardimans are delighted to be offering this TURN KEY CONDITION Ground floor flat in small complex, only comprising of two other flats, in sought after Gunton, Lowestoft, close to local amenities and schools. Neutrally decorated with modern design, benefiting from two bedrooms, spacious living areas and private rear off street parking.

Door to:-

KITCHEN

UPVC double glaze door to side access, uPVC double glaze window to rear access, cupboards under and above, worktop space, stainless steel sink with drainer, gas hob with extractor fan above, built in oven and coved ceiling.

LOBBY INTO SHOWER ROOM

coved ceiling and fuse board.

SHOWER ROOM

UPVC double glaze window to side aspect, low level WC, square vanity basin with cupboards under, large corner shower cubicle, chrome effect towel radiator, and coved ceiling.

SITTING ROOM/DINING ROOM

UPVC double glaze window to front aspect, radiators and coved ceiling.

PRIMARY BEDROOM

UPVC double glaze window to front aspect, built in storage cupboard, radiator and coved ceiling.





BEDROOM 2

UPVC double glaze window to side aspect, built in storage cupboard, radiator and coved ceiling.

OUTSIDE

To the front fully enclosed front garden with brick wall surround, mainly laid to lawn with slate border and potted plants. To the rear, standings for shed and off street parking.

COUNCIL TAX BAND

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TENURE

Leasehold - for a term of 999 years from 1986 ending 2985.

MATERIAL INFO

This property has:

Mains Gas, Electric, water & sewerage

Flood Risk Info: Very low

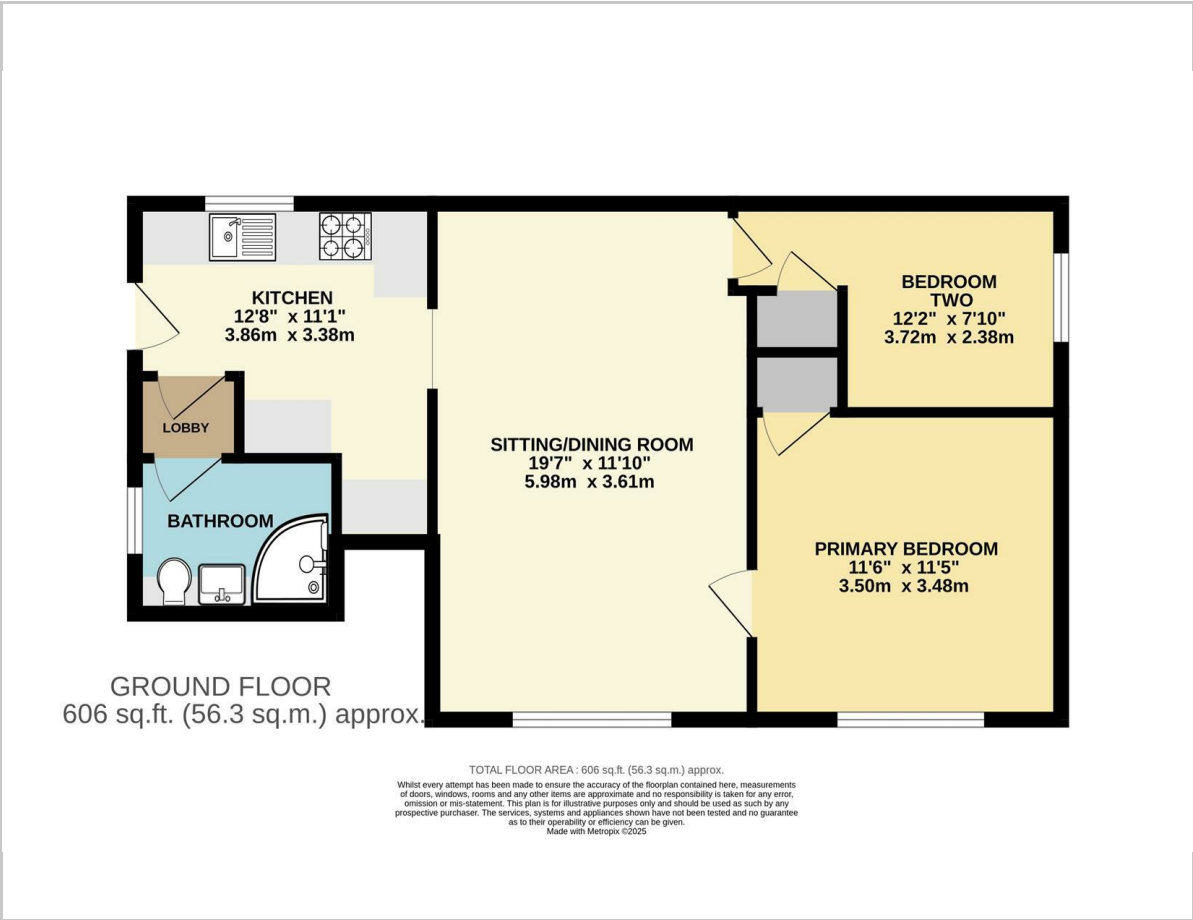
* Broadband: Cable - Ultrafast speed

* Mobile: Excellent coverage

* Disclaimer: This information is based on predictions provided by Ofcom. Applicants should carry out their own enquiries to satisfy themselves that the coverage is adequate for their requirements.



Floor Plan



Viewing

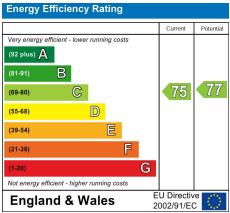
Please contact our Lowestoft Office on 01502 515999 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph



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