



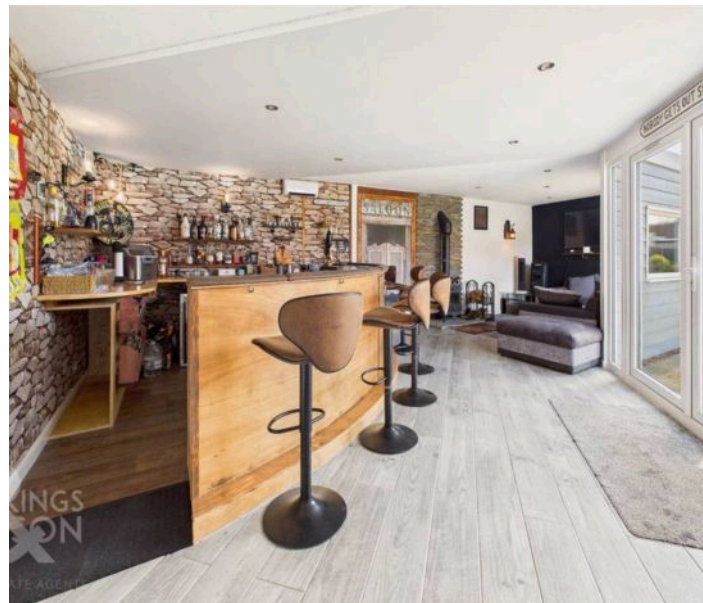
Woodside Close, Carlton Colville - NR33 8AL



Woodside Close

Carlton Colville, Lowestoft

This EXTENDED and IMPROVED SEMI-DETACHED BUNGALOW offers the perfect TURNKEY home. Boasting over 1360 sq.ft (stms), this property is located in a QUIET CUL-De-SAC and is CLOSE TO AMENITIES. With a substantial OUTBUILDING with WOOD BURNER and GARAGE, this home sits proudly on a GENEROUS 0.2-ACRE PLOT. Internally comprising a HALLWAY ENTRANCE, straight ahead the stunning 20' TRIPLE ASPECT SITTING ROOM offers PANORAMIC VIEWS of the landscaped GARDEN. To the right, the KITCHEN is newly fitted with integrated appliances and leads to an inner hallway opening to THREE DOUBLE BEDROOMS with a FAMILY BATHROOM at the end of the hallway with shower over bath.



Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Extended & Improved Semi Detached Bungalow
- Over 1360 Sq.Ft (stms)
- Substantial Outbuilding & Garage
- Generous 0.2 Acre Plot
- 20' Triple Aspect Sitting Room with Panoramic Views
- Three Double Bedrooms
- Renovated & Turnkey Property
- Popular Residential Area, Cul-De-Sac Setting

Carlton Colville is a popular village located next to the town of Lowestoft, a seaside town situated to the North-East of Suffolk. With sandy beaches and many enjoyable seaside and historical walks, Lowestoft offers something for everyone. Lowestoft seafront provides a traditional seaside experience including a vast variety of places to dine and shop. Lowestoft has a rich Maritime history and offers easy access to the Norfolk Broads network of waterways which can be found at Oulton Broad.

SETTING THE SCENE

The property can be found tucked away at the end of this quiet cul-de-sac with an expansive driveway frontage with a well established tree and lawn border leading to the large garage with electric roller door. The entrance can be found up a shallow step to the far left.



THE GRAND TOUR

Stepping inside, the inviting hallway entrance offers integral storage for outdoor wear to the left, with laminate wood flooring underfoot for ease of cleaning. Directly ahead, the impressive 20' sitting room enjoys a triple aspect offering panoramic views of the garden from uPVC double glazed windows and French doors. Carpeted flooring features underfoot with two large radiators to keep the space cosy all year round. Back to the hallway and moving through, a recently refitted kitchen offers a light and dark theme with an extensive range of wall and base storage cupboards with tiled splashback and a tall designer radiator to the side. Additionally, the kitchen offers an integral fridge/freezer, washer/dryer and dishwasher, extractor, oven and glass hob. An inset sink features with mixer tap and a second tap for drinking water. The kitchen enjoys a rear facing aspect with large windows keeping the space light and bright with a door adjacent opening to the garden.

The far end of the kitchen opens to the inner hallway, with wood tiled flooring underfoot and loft access above. To the right, the first double bedroom offers fitted carpets, space for a large bed and storage furniture and enjoys a front facing aspect. Opposite, the main bedroom also enjoys a front facing aspect and is found with fitted carpets and expansive integral storage with two large wardrobes. Adjacent, the third bedroom is currently used as a gym/dressing room and overlooks the garden. Completing the accommodation, the family bathroom has a contemporary feel with further wood flooring, a three piece suite with a p-shaped spa bath and shower above with a glass splashback. Tiled walls wrap around for ease of cleaning and vanity storage can be found below the sink.

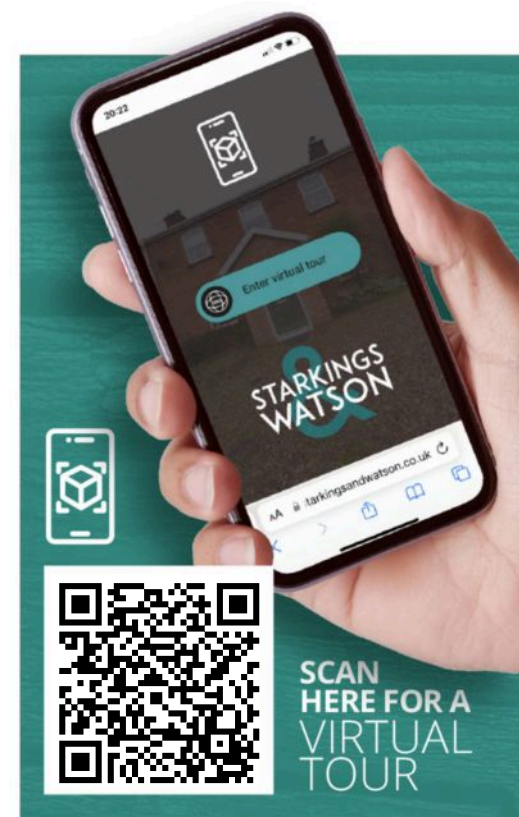
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VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.



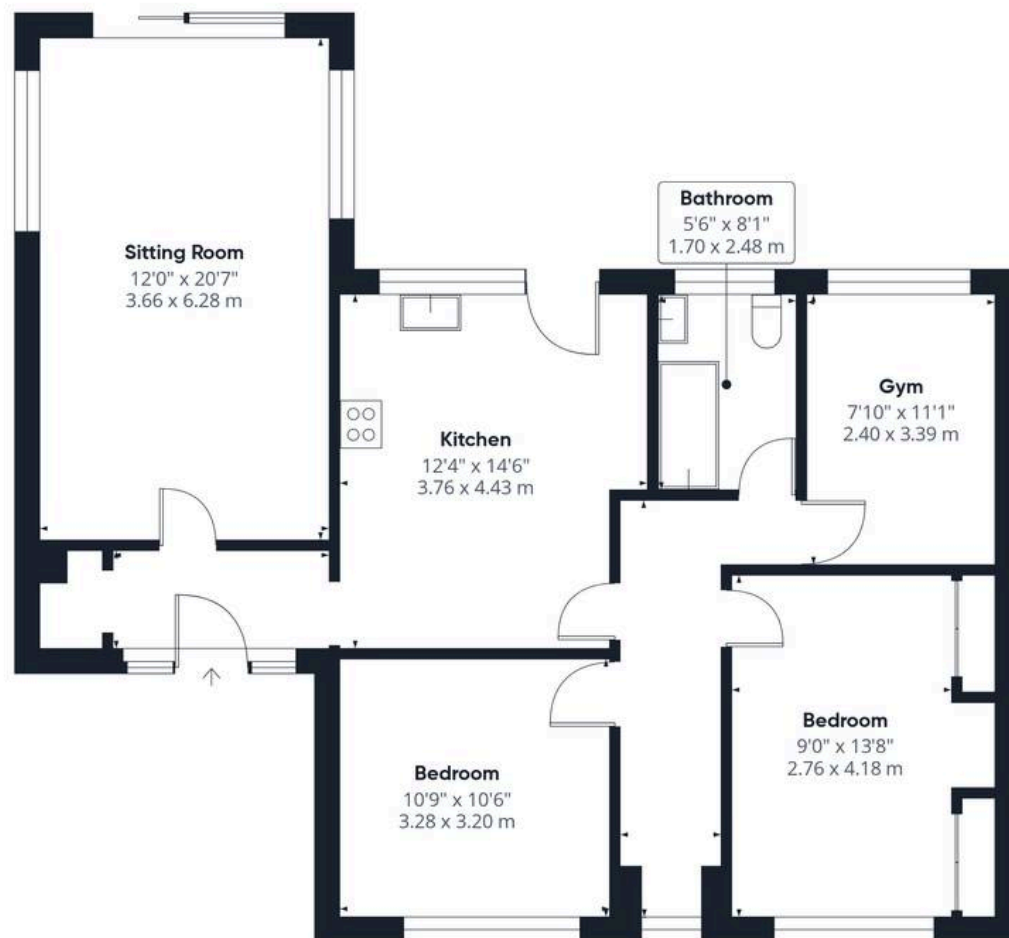




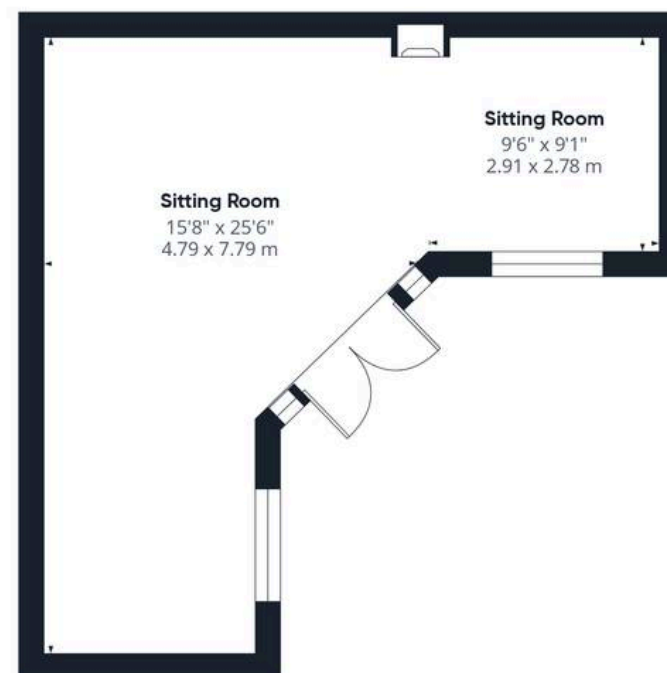
THE GREAT OUTDOORS

The private and expansive garden opens to a raised wooden decking perfect for outdoor furniture to enjoy the warmer summer months. Beyond a patio area can be found, bordered with wooden sleeper enclosed landscaped garden, home to a variety of well maintained shrubs. The remainder of the garden is predominantly laid to an immaculately cared for lawn and is enclosed with timber fencing. Further, a flagstone walkway leads to the substantial outbuilding fronted with a generous brick weave patio. The outbuilding is fully insulated with uPVC double glazed windows and French doors and is used as a pseudo bar - amazingly decorated and themed, including a fully functioning wood burner sat on a stone hearth. To the left of the outbuilding, two substantial sheds provide a useful storage solution. Finally the large garage has been recently built with power and lighting with an electric roller shutter door to the front and access door to the side. The back of the garage offers an extended roof with a flagstone patio and storage or outdoor living space.





Ground Floor Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

1361 ft²

126.4 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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