



Run Meadow, Carlton Colville - NR33 8UH



Run Meadow

Carlton Colville, Lowestoft

NO CHAIN! Sold with VACANT POSSESSION or with a TENANT IN SITU - currently paying some £400 PCM - with HUGE POTENTIAL to increase the rent, making this HOME a TURN KEY INVESTMENT PROPERTY. With uPVC double glazing and GAS FIRED CENTRAL HEATING, the property offers a PORCH ENTRANCE, and 15' sitting room with STAIRS to the first floor. The KITCHEN extends to 11', with FITTED UNITS and space for appliances, with a DOOR TO the REAR garden. The first floor offers TWO BEDROOMS and the family bathroom with a shower over the bath. Heading outside, ALLOCATED PARKING can be found to front for two vehicles, with the main gardens LAID TO LAWN, with a useful PATIO SPACE.

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: C

- No Chain!
- Ideal BTL or Investment
- Mid-Terrace Home
- Porch Entrance
- Sitting Room & Kitchen
- Two Bedrooms
- Family Bathroom
- Driveway Parking for Two Vehicles

Lowestoft is a seaside town located 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.

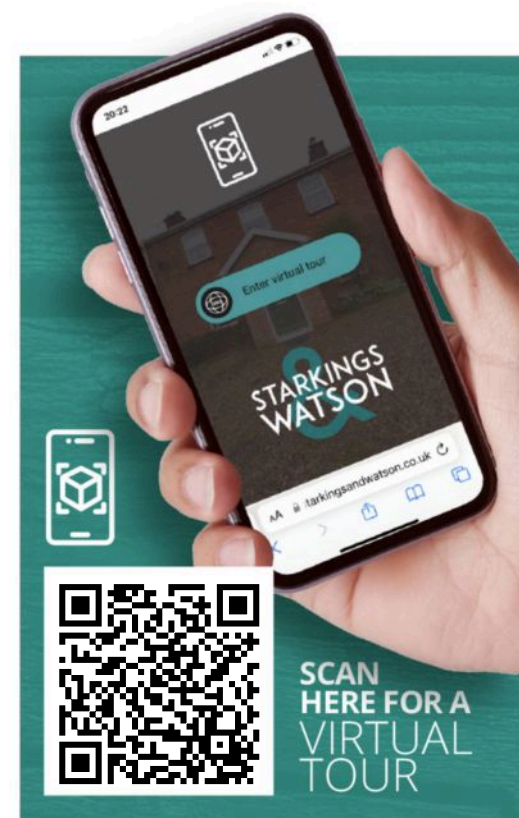


SETTING THE SCENE

The property is approached via a hard standing driveway providing off road parking for two vehicles and a footpath leading to the main entrance door.

FIND US

You may wish to use your Sat-Nav (NR33 8UH), but to help you...coming from the A146 towards Carlton Colville enter the roundabout and take the first exit onto the A146. Turn right onto Chaukers Crescent, and left again onto Run Meadow, where the property can be found on the right hand side.



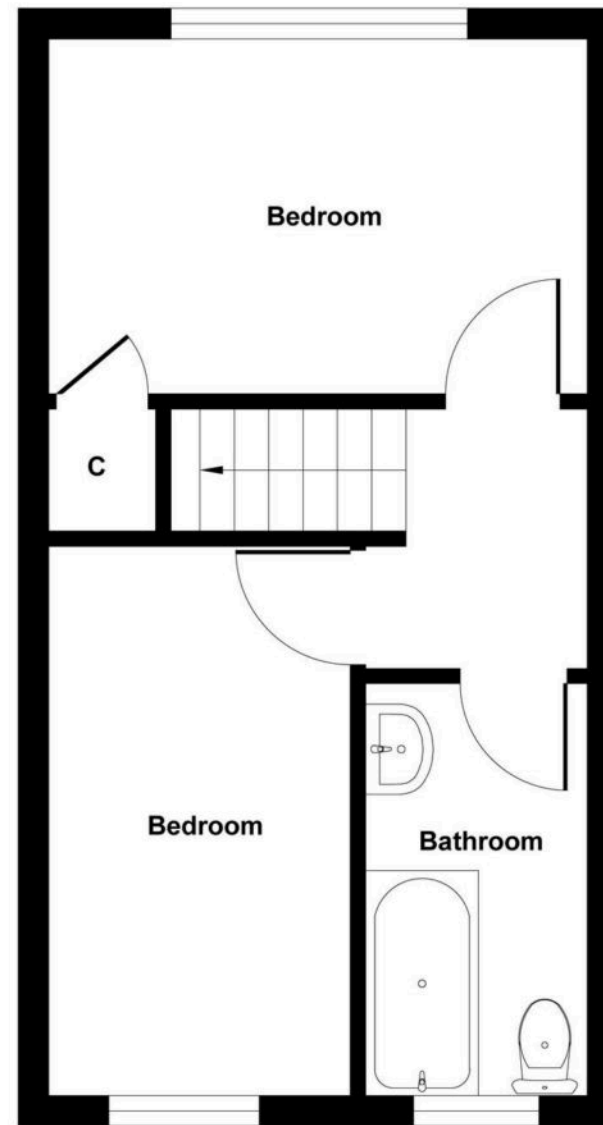
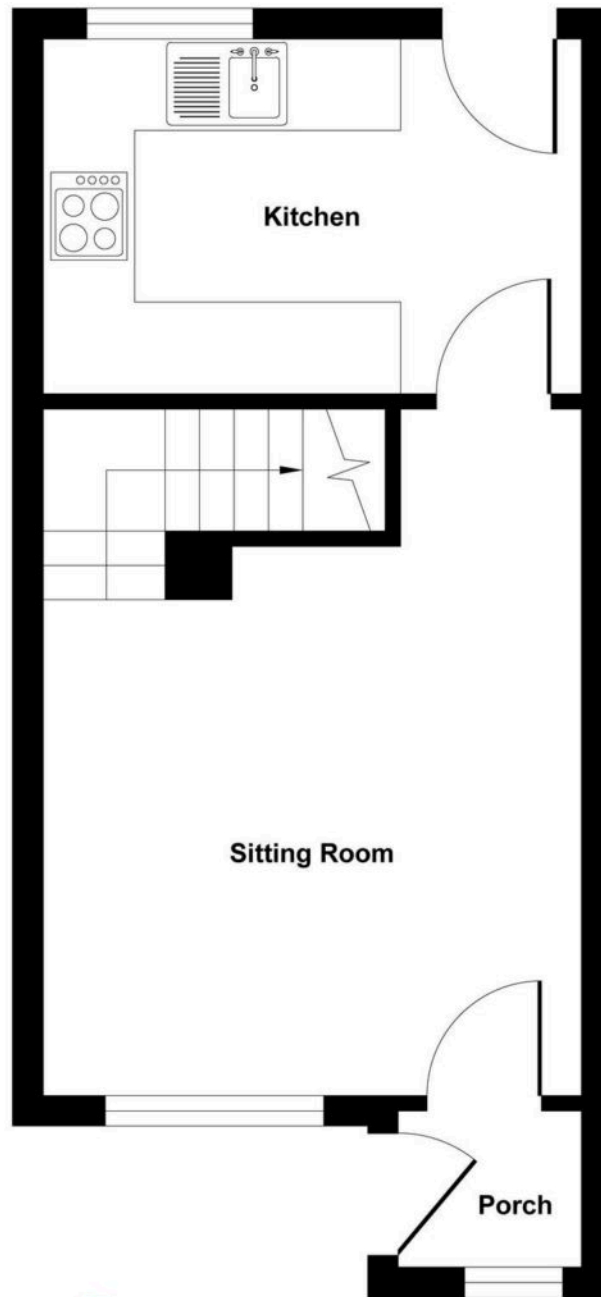




THE GREAT OUTDOORS

Leaving the property via the kitchen, a low maintenance lawned rear garden with patio can be found, fully enclosed with timber panel fencing and rear gated access. Huge potential exists to further landscape the garden making use of its bright and sunny aspect.





Ground Floor
Approximate Floor Area
 286 sq. ft
 (26.57 sq. m)

First Floor
Approximate Floor Area
 271 sq. ft
 (25.17 sq. m)

Approx. Gross Internal Floor Area 557 sq. ft / 51.74 sq. m



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