





Estates

Property Management, Estate Agents & Lettings

TOTAL FLOOR AREA : 747 sq.ft. (69.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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3 Siskin Green, Lowestoft, NR33 8PP

Guide price £260,000

*** Guide Price £260,000 - £270,000 ***

HQ Estates are proud to offer this beautiful 3 bedroom family home, immaculately presented throughout and ready to move straight into. The home offers plenty of downstairs living space, a garage and parking for multiple cars. Evening and weekend viewings available on this property so please call now to arrange yours.

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.

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- *** Guide Price £260,000 - £270,000 ***
- Sought After Area
- Large Rear Garden
- Move Straight In
- Garage And Parking
- Evening & Weekend Viewings Available.

Entrance Hall

Great sized entrance hall with built in storage cupboards. Laminate to floor, door leading to..

Living Room

14'5" x 11'5"
Carpet to floor, decorative fireplace with LED backlights, UPVC double glazed window to front aspect, radiator, TV point, opens into..

Dining Room

9'10" x 9'6"
Carpet to floor, space for dining table and additional furniture, radiator, double glazed UPVC French doors leading to rear garden, entrance to kitchen and open tread stair case to first floor.

Kitchen

9'6" x 9'2" (max)
Beautiful kitchen with an assortment of matching wall and base units with work top over, built in oven with hob and extractor above. sink and drainer with mixer tap. Space and plumbing for washing machine, dishwasher,

fridge freezer. UPVC double glazed window to rear aspect and UPVC door to side.

Bedroom One

12'1" x 8'6"
Good sized double bedroom, carpet to floor, radiator, UPVC window to front aspect.

Bedroom Two

9'10" x 9'2"
Another great sized double, carpet to floor, radiator, UPVC window to rear aspect.

Bedroom Three

7'2" x 6'2"
Carpet to floor, radiator, UPVC window to front aspect.

Bathroom

7'2" x 6'2"
Tiled floor, panel bath with glass screen and shower over, vanity unit with storage and built in WC and hand basin, new towel rail, double glazed frosted window to rear aspect.

Rear Garden

Great sized fully enclosed rear garden, mainly laid to turf with Indian sandstone paved area. Access to garage and a wooden shed.

Front/Parking

Parking for multiple cars, front garden mainly laid to gravel with concrete drive. Double gates lead down side of property and offer access to rear garden and garage.



Directions

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