



108 High Street, Kessingland
£180,000

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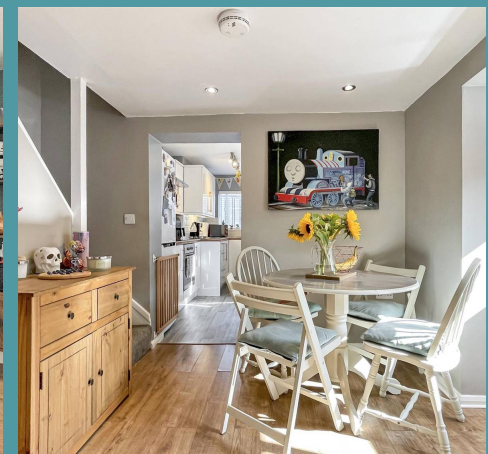
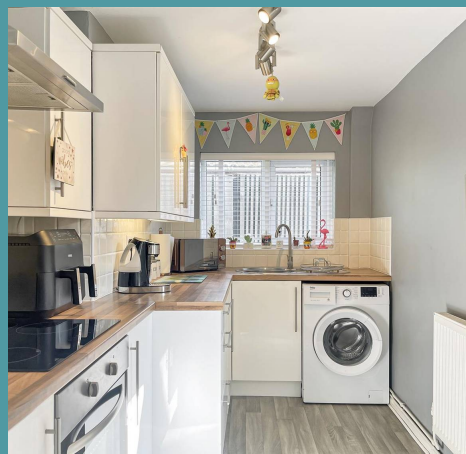
Kessingland, Lowestoft

This fisherman's cottage is small, but perfectly formed... Offered for sale with no onward chain & in very good order throughout, this end of terrace home comprises a lounge, separate dining room & fitted kitchen; 2 double bedrooms & bathroom. off road parking for 2 vehicles & low maintenance courtyard garden.

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C





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Set in the popular COASTAL village of Kessingland, close to local amenities with public transport on your doorstep & the BEACH just down the road...

Lounge - 3.35m x 3.22m (10'11" x 10'6") - Overlooking the driveway; laminate flooring, uPVC double glazed window, radiator, TV and power points.

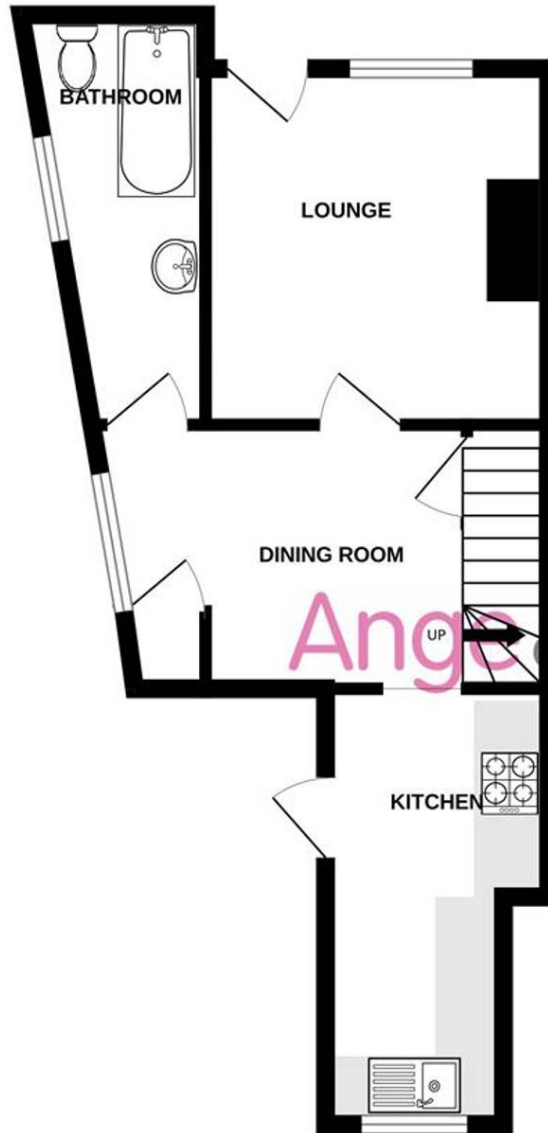
Dining Room - 4.32m x 2.48m (14'2" x 8'1") - Good size 2nd reception; laminate flooring, uPVC double glazed window, radiator, power points and a cupboard houses the gas central heating / domestic hot water boiler; stairs up to the first floor.

Kitchen - 3.91m x 2.07m (12'9" x 6'9") - Wall and base units with worktop, inset sink / drainer, built in oven with electric hob and extractor fan over; space / plumbing for your chosen appliances. Vinyl flooring, uPVC double glazed window, radiator, power points and part uPVC double glazed door out to the rear garden.

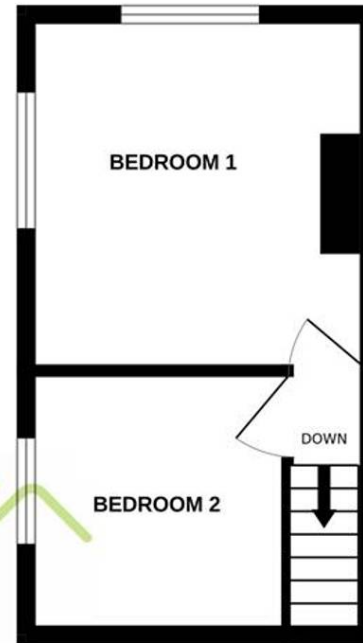
Bathroom - 3.85m x 1.51m (12'7" x 4'11") - white suite comprises a pedestal basin, WC and bath with electric shower. Tiled flooring, opaque uPVC



GROUND FLOOR
368 sq.ft. (34.2 sq.m.) approx.



1ST FLOOR
202 sq.ft. (18.8 sq.m.) approx.



Angels & CO

HIGH STREET, KESSINGLAND, SUFFOLK

TOTAL FLOOR AREA : 570 sq.ft. (53.0 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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