

Aldreds
Estate Agents



14 Claydon Drive

Oulton Broad, Lowestoft, NR32 3DY

Offers Over £220,000-£230,000



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Aldreds are delighted to offer this very well presented 2 bedroomed semi detached bungalow situated in this very desirable North Oulton Broad location being within walking distance of local amenities and the Broads National Park. The property is been recently improved to a good standard throughout including having been re-wired approximately 1 year ago along with the gas central heating system also fitted approximately 1 year ago. The spacious accommodation includes wide entrance hall, spacious lounge, 2 double bedrooms, accessible shower room and spacious fitted kitchen. To the outside front there is an open plan front garden, driveway providing ample off road parking leading to a garage and to the rear there is a very private lawned garden which has also been recently improved, being laid to lawn with various patio seating areas. Bungalows presented to this good standard rarely become available. An early viewing is strongly recommended. No onward chain.

Wide 'L' Shaped Entrance Hall

Fitted carpet, coved ceiling, uPVC entrance door, power points, radiator.

Lounge

12'6" x 11'10" (3.83 x 3.63)

Fitted carpet, coved ceiling, uPVC window, radiator, power points, tv point, modern living flame electric fire inset into a fireplace.

Kitchen

13'10" x 8'4" (4.24 x 2.55)

Timber flooring, a range of fitted kitchen units, extended work surfaces, tiled splashbacks, polycarbonate sink with single drainer, built in modern double electric oven with matching four burner electric hob, enclosed extraction cooker hood, recess for white goods including plumbing for washing machine, spotlighting, radiator, power points, uPVC window, uPVC door leading out to rear garden.





Bedroom 1

10'7" x 11'5" (3.24 x 3.5)

Fitted carpet, radiator, uPVC window, coved ceiling, power points.

Bedroom 2

8'10" x 11'5" (2.7 x 3.5)

Fitted carpet, power points, radiator, uPVC window.

Shower Room

Vinyl flooring, shower suite comprising of a double width fully tiled shower cubicle, vanity sink unit, low level WC, fully tiled walls, double full length cupboard housing the modern energy efficient combination boiler.

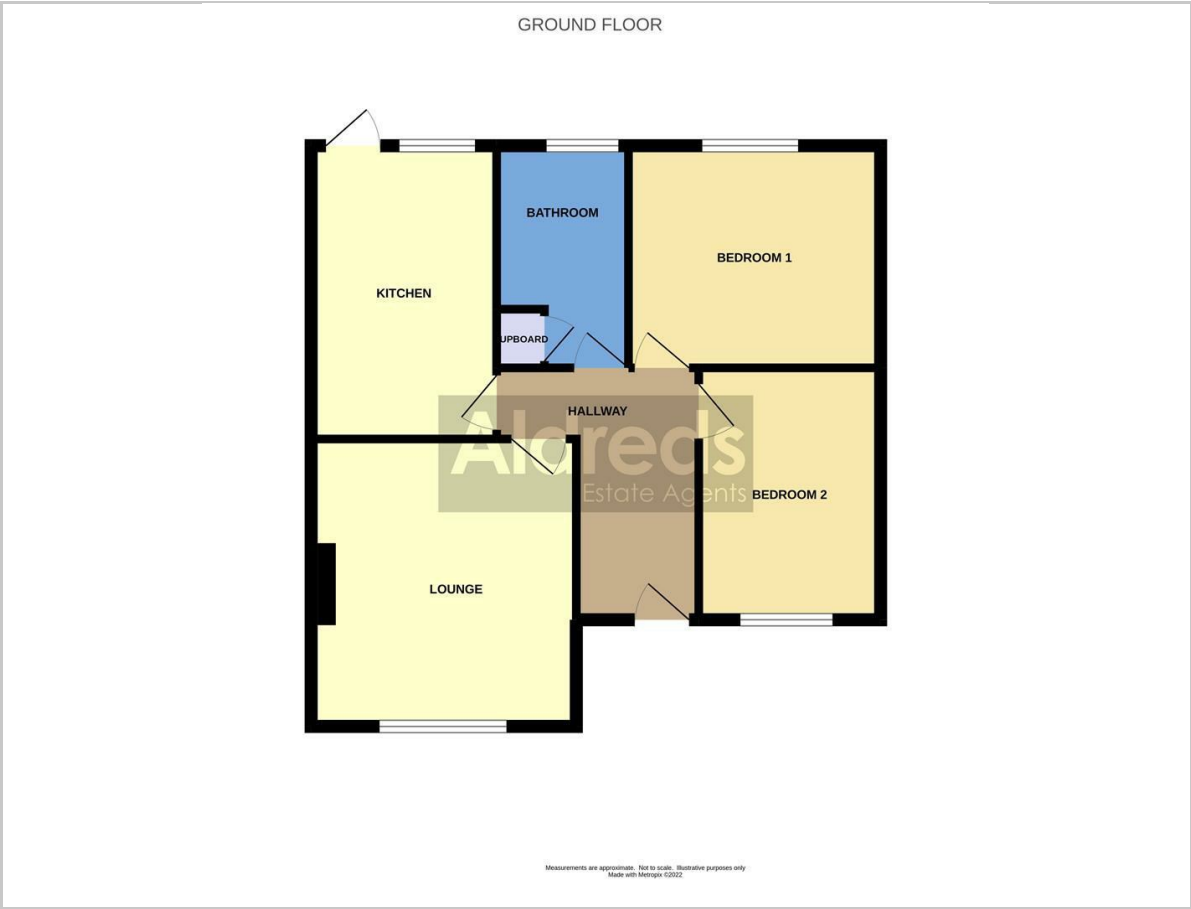
Outside

To the front of the property there is an open plan front garden with a long driveway providing off road parking leading to a garage with up and over door, power and lighting.

To the rear there is a spacious lawned garden with a range of flower and shrub borders, raised patio seating area, timber and felt garden shed.



Floor Plan

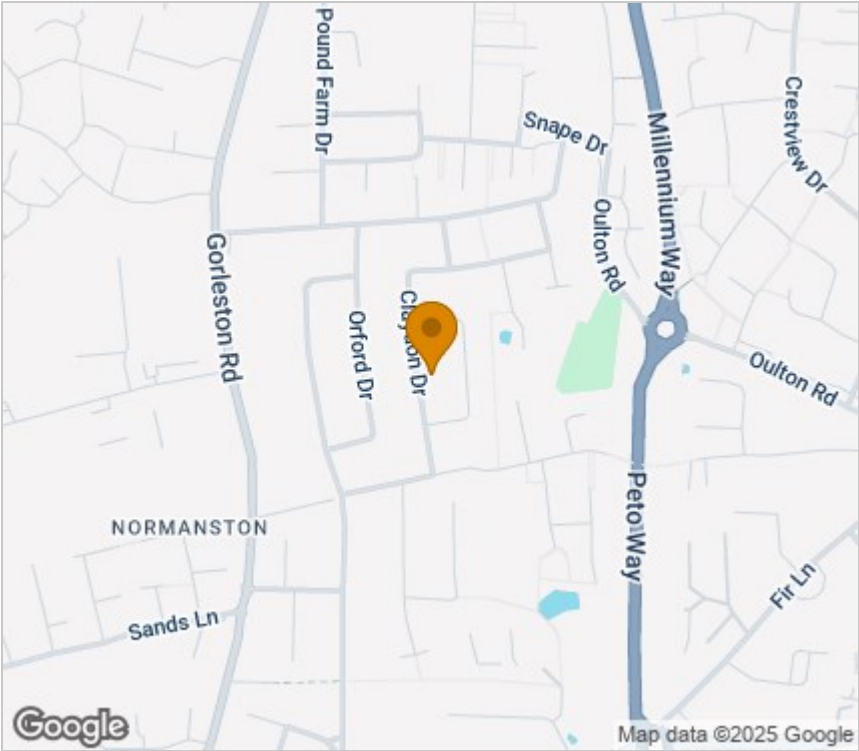


Viewing

Please contact our Aldreds Lowestoft Office on 01502 565432 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

