



Aldreds
Estate Agents

39 Windsor Road

Lowestoft, NR33 0BP

Asking Price £260,000



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Aldreds are delighted to offer this outstanding five bedroom period double bay fronted property situated in this very desirable location being within a four minute walk from Lowestoft's award winning beaches and South Lowestoft amenities. This fantastic family home offers spacious and versatile accommodation including a wide entrance hall with galleried staircase, ground floor WC and two reception rooms with the dining room leading into an open plan kitchen. On the first floor there is a split level galleried landing, four separate bedrooms with an ensuite shower room to bedroom two and a family bathroom. On the second floor there is a beautiful double bedroom with a further ensuite shower room. Outside to the rear there is a very well presented courtyard garden providing space for bistro style dining. The property presents to an outstanding standard throughout and has been very sympathetically modernised keeping much of its original character. Other benefits include gas central heating fired by a modern combination boiler which leads to Victorian style radiators and the windows are uPVC sealed unit double glazed. Properties presented to this high standard in this location rarely become available and an early viewing is strongly recommended. ** NO ONWARD CHAIN **

Wide Entrance Hall

Tile effect LVT flooring in keeping with the character of the house, galleried staircase leading to the first floor, understairs storage cupboard, radiator, original entrance door.

Cloakroom

Laminate flooring, cloakroom suite comprising of a low level WC, wall mounted sink.

Lounge

16'1" x 14'7" (4.91 x 4.47)

Solid timber flooring, original covings, walk in bay window with fitted shutters, radiator, power points, cast iron open fire with tiled inset and hearth, tv point, double doors leading into:-

Dining Room

12'2" x 14'3" (3.72 x 4.36)

Solid timber flooring, original covings, double Georgian style patio doors leading out to rear garden, beautiful brick fireplace with timber surround, brick inset & tiled hearth with cast iron log burner, radiator, power points, tv point, wide opening leading to:-

Open Plan Kitchen

15'6" x 10'5" (4.73 x 3.18)

Ceramic tiled flooring, a range of modern fitted kitchen units, extended timber work surfaces, central island with a further timber work surface, space for Range cooker inset in the chimney breast, two full length storage cupboards, recess for American style fridge/freezer, plumbing for a washing machine, Butler style ceramic double sink, double aspect uPVC windows, Victorian style radiator, uPVC door leading out to rear garden, inset spotlighting.

Split Level Galleried Landing

Coved ceiling, double fitted storage cupboard, stairs leading to second floor.





Bedroom 1

13'0" x 15'5" (3.98 x 4.72)

Fitted carpet, cast iron fireplace with tiled inset and hearth, walk in bay window with fitted shutters, radiator, power points, tv point.

Bedroom 2

13'3" x 11'9" (4.06 x 3.60)

Solid timber flooring, original covings, uPVC window, Victorian style radiator, power points, original cast iron fireplace.

Ensuite Shower Room

Ceramic tiled flooring, open plan shower cubicle, pedestal sink, low level WC, heated towel rail, fully tiled walls, inset spotlighting.

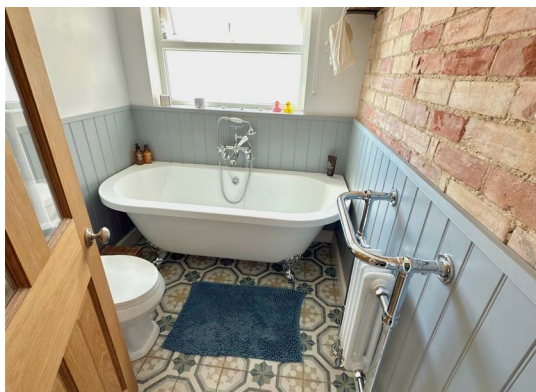
Bedroom 3

12'4" x 12'9" (3.77 x 3.89)

Laminate flooring, flat plastered ceiling, uPVC window, Victorian style radiator, power points.

Family Bathroom

Ceramic tiled flooring, quality bathroom suite comprising of a freestanding bath, low level WC, pedestal sink, inset spotlighting, uPVC window, heated towel rail, Victorian style radiator.



Bedroom 4

9'11" x 7'8" (3.03 x 2.34)

Fitted carpet, uPVC window, radiator, power points.

Second Floor

Bedroom 5

13'0" x 12'9" (3.98 x 3.9)

Fitted carpet, dormer style uPVC window, radiator, power points, two storage cupboards.

Ensuite Shower Room

Ceramic tiled flooring, quality fitted shower suite comprising of a double width fully tiled shower cubicle, pedestal sink, low level WC, heated towel rail, Victorian style radiator.



Outside

To the front of the property there is an enclosed front garden with tiled footpath leading to front door. Outside to the rear there is a fully enclosed and well presented spacious courtyard style garden which provides ample space for bistro dining, brick storage shed, a further timber storage shed, laid to lawn with cobbled patio seating area, a range of flowers and shrubs, enclosed by high brick walls, double gates leading to rear access.

Floor Plan



Area Map

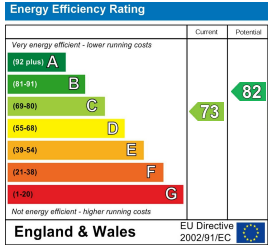


Viewing

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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Energy Efficiency Graph



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