

Flick & Son

Coast and Country



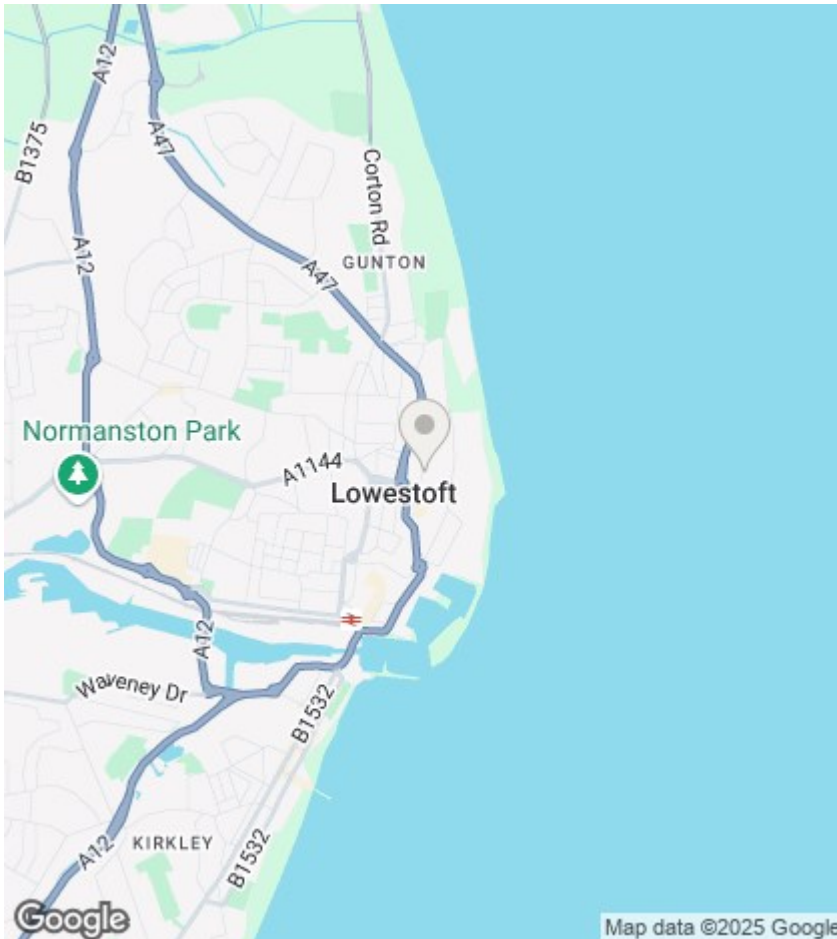
Lowestoft,


Rent: £950 PCM,

Council Tax: Band A

- First floor apartment
- Spacious living/dining room
- Two double bedrooms
- EPC: D
- Sorry no pets or smokers

- Newly renovated
- Stylish, modern kitchen
- Roof terrace
- Holding deposit: £219.23



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

DESCRIPTION

Flick & Son are pleased to offer for rent this incredibly spacious newly renovated two bedroom apartment with sea views located in Lowestoft town centre.

ACCOMMODATION

The property is accessed via secure gate which leads to stairs up to the apartment.

The accommodation comprises a central hallway leading to a fabulous, large living/dining room with bay window from which there are views over rooftops to the sea. The stunning, modern kitchen is on the opposite side of the hall also with sea views.

At the end of the hallway you find two spacious double bedrooms both benefitting from fitted wardrobes. The accommodation is completed by the modern bathroom with shower over the bath.

Outside to the front of the property there is a superb roof terrace ideal for alfresco dining with far-reaching views over the sea. A tenant would also have access to a small outdoor store room.

The property is heated via gas fired central heating. It has an EPC rating D.

LOCATION

Lowestoft is a coastal town in Suffolk, England, notable for being the easternmost town in the United Kingdom. It lies approximately 38 miles northeast of Ipswich and 22 miles southeast of Norwich. The town is divided by Lake Lothing, which forms the inner part of Lowestoft Harbour and provides access to the Broads via Oulton Broad.

The coastline features sandy beaches, including Blue Flag beaches south of the harbour, and the Denes, an area of old sand dunes to the north. The town is also home to Ness Point, the most easterly point in the UK, marked by a large compass rose and a 126-metre wind turbine known as "Gulliver."

AVAILABILITY

The property is available from 10th May 2025 for an initial twelve month term.

Council Tax: Band A

Deposit required: £1,096.15

Sorry, no pets or smokers.

High Street, Saxmundham, Suffolk, IP17 1AB

Please contact Flick & Son, Ashford House, High Street, Saxmundham, IP17 1AB for an appointment to view.

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