



Lowther Street
Newmarket, Suffolk CB8 0JS
£260,000

MA
Morris Armitage
01638 560221
www.morrisarmitage.co.uk

4 Lowther Street, Newmarket, Suffolk CB8 0JS

This cleverly refurbished, immaculate and stylish Victorian terraced property is located within close proximity to the high street and all local amenities.

The property offers entrance hall, sitting room, kitchen and bathroom to the ground floor, along with bedroom 4 / Living room. To the first floor, the master bedroom with ensuite shower and 2 further bedrooms.

Externally offering a small courtyard style garden.

Offered for sale with NO CHAIN.

EPC (D)

COUNCIL TAX (B) West Suffolk

Accommodation Details

Front door leading through to:

Entrance Hall

With door leading to:

Bedroom 4 / Living Room

12'9" x 12'0"

With window to the front aspect, meter cupboard, radiator.

Inner Hall

With staircase rising to the first floor, door leading through to:

Dining Room

12'0" x 10'0"

With wood effect flooring, built-in storage cupboard, window to rear aspect, opening leading through to:

Kitchen

10'3" x 7'3"

Fitted with a range of eye level and base storage units with working top surfaces over, inset sink unit with mixer tap over, tiled splashbacks, built-in oven with four ring hob and extractor hood over, space and plumbing for washing machine, space for fridge/freezer, tiled flooring, spotlights to ceiling, window to side aspect, door to side

leading to rear garden, access and door leading through to:

Bathroom

Suite comprising panel bath with shower over, wash hand basin set, low level WC, tiled flooring, windows to the side and rear aspects.

First Floor Landing

With access to loft space, access and door leading through to:

Bedroom 1

12'9" x 12'0"

With window to the front aspect, radiator.

Ensuite Shower

Fully tiled with shower cubicle, hand basin and low level WC.

Bedroom 2

10'0" x 7'3"

With window to the rear aspect, radiator.

Bedroom 3

10'2" x 7'6"

With window to the rear aspect, radiator.

Outside

Fully enclosed courtyard style

garden with room for table and chairs, gated rear access.

Agents Note

The property is currently run as an Airbnb with a turnover of circa £45,000 per annum.

PROPERTY INFORMATION

Maintenance fee - N/A

EPC - D

Tenure - Freehold

Council Tax Band - B (West Suffolk)

Property Type - Mid Terrace House

Property Construction - Standard

Number & Types of Room - Please

refer to the floorplan

Square Meters - 77 SQM

Parking - On Street

Electric Supply - Mains

Water Supply - Mains

Sewerage - Mains

Heating sources - Gas Central

Heating

Broadband Connected - tbc

Broadband Type - Ultrafast

available, 1000Mbps download,

100Mbps upload

Mobile Signal/Coverage - Indoor

Likely, Outdoor Likely

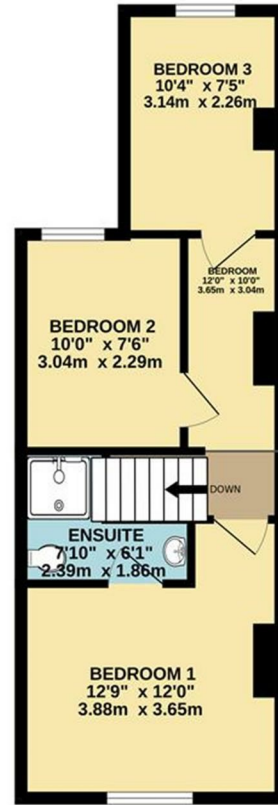
Rights of Way, Easements,

Covenants - None that the vendor is aware of



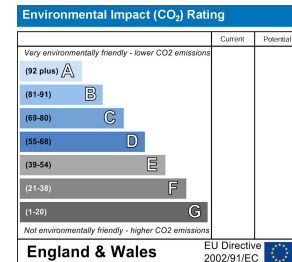
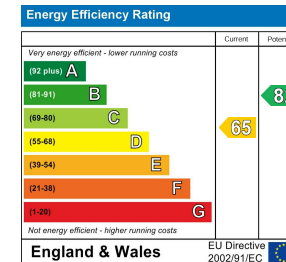
GROUND FLOOR
429 sq.ft. (39.9 sq.m.) approx.

1ST FLOOR
376 sq.ft. (35.0 sq.m.) approx.



TOTAL FLOOR AREA : 806 sq.ft. (74.8 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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