

£240,000
Asking Price



Foxglove Close

Pakefield, NR33 7DY

- Offered with no onward chain
- Sought after Pakefield location
- Set in a cul-de-sac
- 3 separate bedrooms
- Off road parking for multiple vehicles
- Solar panels
- Deatched chalet bungalow
- Sizeable lounge/diner
- Additional ground floor cloakroom
- Ready for customisation to create your perfect home!





Location

This 3 bedroom chalet bungalow is situated within a cul de sac in sought after Pakefield, a charming village nestled in Lowestoft, Suffolk, blessed with award-winning sandy beaches, breath-taking Victorian seafront gardens, and the iconic Royal Plain Fountains. With two piers and an array of independent eateries, there's no shortage of things to do and see. Pakefield is also home to top-rated schools, excellent public transport links, and a vibrant local community.

Porch

UPVC double glazed entrance door to front aspect and original period door to the rear aspect opening into the entrance hall.

Entrance Hall

Carpet flooring throughout, radiator, hatch opening to a cupboard, stairs leading to the first floor landing and doors opening to a WC, kitchen/breakfast room, lounge/diner and an additional storage cupboard housing a water softer.

WC

1.3m x 1.2m

UPVC double glazed window to the front aspect, carpet flooring throughout, radiator, toilet and a slimline vanity unit with inset hand wash basin.

Lounge/Diner

7.4m x 3.3m max

UPVC double glazed window to the front aspect and sliding doors to the rear aspect opening into the garden, carpet flooring throughout, radiator and a serving hatch through to the kitchen/breakfast room.

Kitchen/Breakfast Room

3.2m max x 3.0m max

UPVC double glazed window and door to the rear aspect opening into the sunroom, vinyl flooring throughout, part tile walls, handmade units above and below, composite sink with drainer, extractor fan, door opening to an under-stairs pantry and space for appliances including a fridge and oven.

Sun Room

3.2m x 2.9m

UPVC double glazed door to the side aspect opening into the garden and windows surround, tile flooring throughout, electric radiator, handmade units and space for a washing machine.

First Floor Landing

Velux window to the side aspect, carpet flooring throughout, loft hatch with ladder and doors opening to the bathroom, bedrooms 1-3 and a cupboard housing the gas boiler.

Bathroom

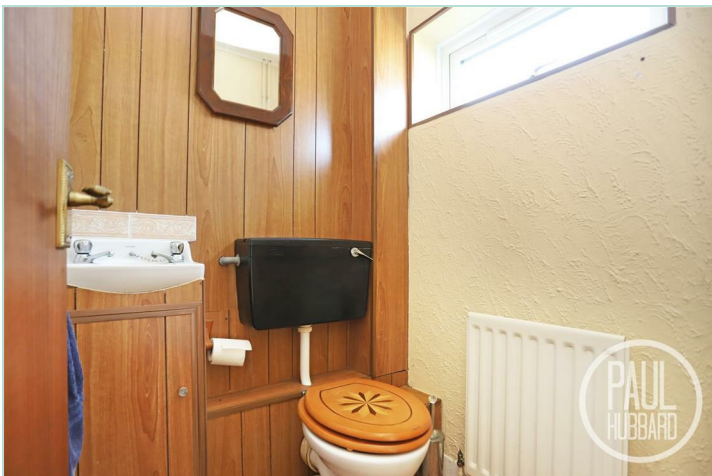
2.2m x 1.6m

UPVC double glazed window to the front aspect, carpet flooring throughout, part tile walls, radiator, toilet, vanity unit with inset hand wash basin and bath with electric shower above.

Bedroom 1

3.3m max x 3.0m

x2 UPVC double glazed windows to the front and side aspects, carpet flooring throughout, radiator, doors opening to a built in wardrobes, drawers and a cupboard housing the water tank.





Bedroom 2

3.0m x 3.0m

x2 UPVC double glazed windows to the side and rear aspects, carpet flooring throughout and a radiator.

Bedroom 3

3.0m x 2.1m

UPVC double glazed window to the rear aspect, carpet flooring throughout, a radiator and doors opening to a built in wardrobe.

Outside

Garage (5.2m x 2.8m)

A brick built garage with up and over door to the front aspect, timber door to the side aspect, light and power inside.

To the front of the property a concrete driveway with off road parking for multiple vehicles which leads up to the garage, timber gate opening to the rear garden and a laid lawn front garden with decorative flower borders.

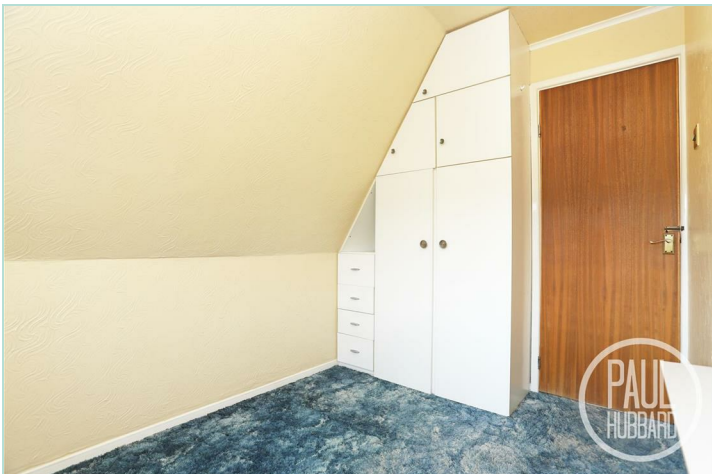
To the rear of the property a patio seating area and concrete pathway leads up to a fully enclosed laid lawn garden with shrub borders and access to the garage, x2 handmade green houses which sit off of the back of a sizeable workshop which benefits from light and power inside.

Agent Note

- The property benefits from full ownership solar panels which are located on the right hand side of the roof
- This property is awaiting probate to be granted

Financial Services

If you would like to know if you can afford this property and how much the monthly repayments would be, Paul Hubbard Estate Agents can offer you recommendations on financial/mortgage advisors, who will search for the best current deals for first time buyers, buy to let investors, upsizers and relocators. Call or email in today to arrange your free, no obligation quote.







Tenure: Freehold
 Council Tax Band: C
 EPC Rating: C
 Local Authority: East Suffolk Council

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	84
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR
727 sq.ft. (67.5 sq.m.) approx.

1ST FLOOR
399 sq.ft. (37.1 sq.m.) approx.



TOTAL FLOOR AREA: 1126 sq.ft. (104.6 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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Paul Hubbard Estate Agents
 178-180 London Road South
 Lowestoft
 Suffolk
 NR33 0BB

Contact Us
www.paulhubbardonline.com
 01502 531218
info@paulhubbardonline.com

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