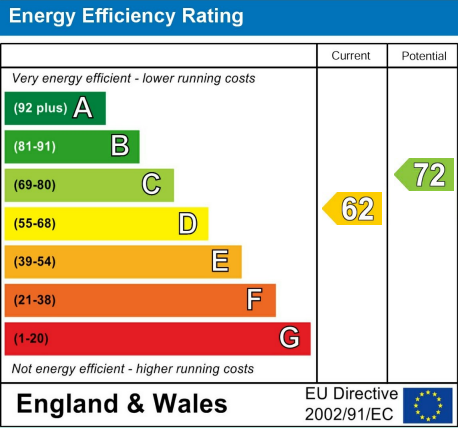
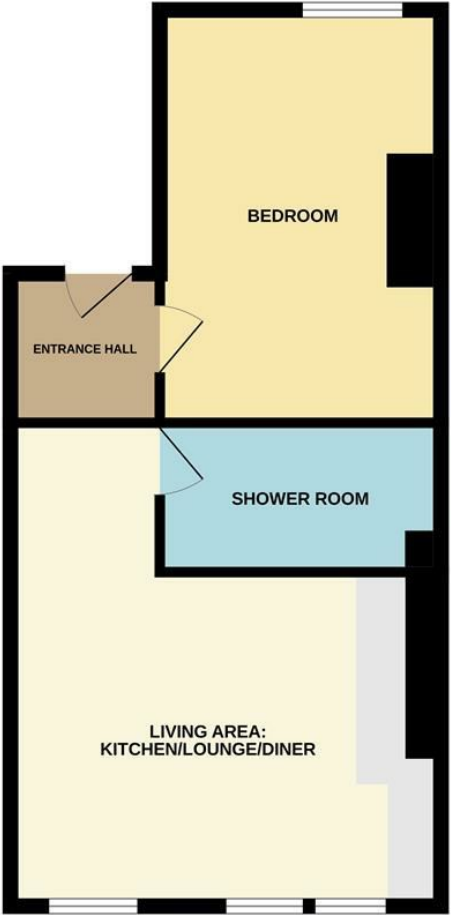


Tenure:
Council Tax Band: A
EPC Rating: D
Local Authority: East Suffolk Council



FLAT 3
464 sq.ft. (43.1 sq.m.) approx.



TOTAL FLOOR AREA: 464 sq.ft. (43.1 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.
Made with Metropix ©2023



£760 Per
Per Calendar Month



Waveney Road Lowestoft, NR32 1BN

- AVAILABLE NOW
- Fully furnished to a high standard
- Harbour views
- Modern appliances
- Separate bedroom
- Central Lowestoft location
- Short walk to local transport
- Close to award winning beach
- Unique opportunity
- Recently renovated



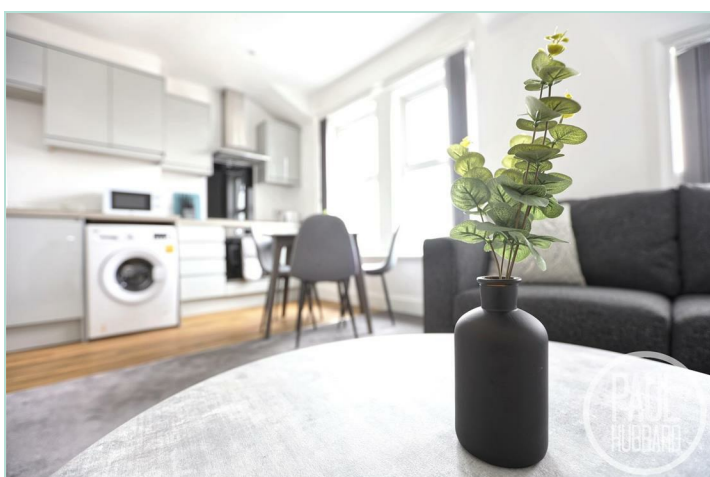
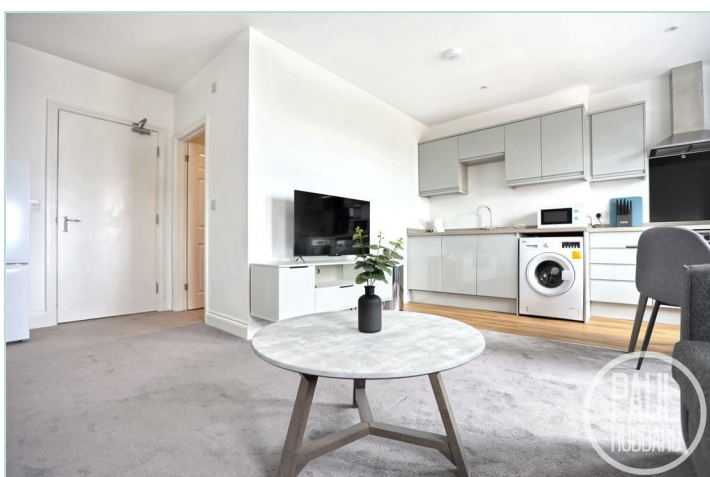
Paul Hubbard Estate Agents
178-180 London Road South
Lowestoft
Suffolk
NR33 0BB

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

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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Summary

**** STUNNING VIEWS OF LOWESTOFT HARBOUR ****

This 1 bedroom penthouse apartment is located on the top floor of Baltic Chambers, a unique period building. Coming to you recently renovated & extremely well presented throughout this apartment offers an open plan living room, kitchen & diner, modern appliances, electric heating throughout and is fully furnished to an extremely high standard. **** AVAILABLE NOW ****

Location

This home is located in an English coastal town that is situated on the edge of the Norfolk broads; it is the most easterly point of the British Isles. Home to award winning sandy beaches with stunning and historical Victorian seafront gardens, the Royal Plain Fountains, two piers and independent eateries. There are a number of fantastic schools in the area to suit all ages, A Bus Station and Train Station which both run regular services to Norwich and surrounding areas. Lowestoft is 110 miles north-east of London, 38 miles north-east of Ipswich and 22 miles south-east of Norwich.

Entrance hall

LVT flooring throughout, doors opening to the main living area and bedroom.

Bedroom

UPVC double glazed window to the rear aspect, fitted carpet flooring throughout and electric radiator.

Main living area

An open plan living space comprising of x2 UPVC double glazed windows to the front aspect, fitted carpet flooring throughout leading up to LVT, electric heater and door opening to the shower room.

Kitchen

Modern fitted kitchen area with a range of wall and base units with laminate work surfaces, stainless steel sink with drainer, extractor fan, 4 ring ceramic hob, integrated oven and washing machine.

Shower room

Fitted white suite with vinyl flooring throughout, toilet, electric heated towel rail, pedestal wash basin and electric shower enclosed within a glass cubicle.

Applicant Note

****VIEWINGS FRIDAY 30TH AUGUST 10AM - 11AM****

If you are interested in applying for this property after a viewing there is a simple process

- 1) Submit an application form to the office
- 2) Upon successful application you will be asked to pay your deposit
- 3) Once references pass you will be asked to pay your first months rent in advance
- 4) Then we can move you into the property!

*Deposit - Deposit is usually 5 weeks rent.

****Guarantor - A guarantor is required if your earnings don't match affordability, you are lacking a previous landlord reference or if you have had previous bad credit.**

**** Please contact Paul Hubbard estate agents for all enquiries.****

Application Fees

PLEASE NOTE: In order to meet the affordability criteria for this property, potential tenants must have an income of £1,900 pcm (this can be a combined income if more than 1 tenant)

*Deposit - Deposit is usually 5 weeks rent.

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