

Aldreds
Estate Agents



Springfield Church Road
Blundeston, Lowestoft, NR32 5AX

Asking Price £400,000



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Blundeston, Lowestoft, NR32

Aldreds are delighted to offer this exceptional three bedroom executive bungalow, ideally positioned in a peaceful and highly sought after area of Blundeston, backing directly onto open farmland. This outstanding home offers spacious and versatile accommodation including an L-shaped entrance hall, a lounge featuring a cast iron log burner, a beautifully designed open plan kitchen and utility area that leads into the dining room with lovely views of the rear garden. The property benefits from three bedrooms and two stylish bathrooms, including a contemporary shower room and a superb bathroom complete with a freestanding bath. Outside, the property boasts a substantial frontage providing ample off road parking for multiple vehicles, along with a detached brick built garage. To the rear, a well maintained lawned garden with an enclosed patio seating area offers a perfect space for relaxation while enjoying uninterrupted views of the surrounding countryside. Additional benefits include central heating, double glazing, and convenient access to Great Yarmouth, Norwich, and Lowestoft. Properties of this calibre in such a desirable location rarely come to market, and early viewing is highly recommended.

Wide Entrance Hall

Luxury vinyl flooring, coved ceiling, radiator, glazed entrance door, power points, full length airing cupboard, loft access leading to insulated loft space.

Lounge

11'10" x 17'1" (3.63 x 5.23)

Fitted carpet, double aspect sealed unit double glazed windows, power points, radiator, tv point, cast iron central log burner.

Kitchen

17'1" x 11'6" (max) (5.22 x 3.52 (max))

Ceramic tiled flooring, a range of solid timber fitted kitchen units with extended work surfaces, double poly-carbonate sink with single drainer, double aspect sealed unit double glazed windows, breakfast bar, Range cooker space with double width extraction cooker hood, tiled splashbacks, recess for white goods including plumbing for a washing machine and dishwasher, space for a full length fridge/freezer, full length pantry cupboard, inset spotlighting, wide opening leading to:-

Dining Room

9'10" x 11'6" (3.02 x 3.53)

Luxury vinyl flooring, coved ceiling, double aspect sealed unit double glazed windows including sliding patio doors leading out to the rear garden.

Family Shower Room

Ceramic tiled flooring, shower suite comprising of an oversized fully tiled corner shower cubicle, pedestal sink, low level WC, full length cupboard housing the boiler, sealed unit double glazed window, extractor fan.





Family Bathroom

Ceramic tiled flooring, a contemporary bathroom suite comprising of a freestanding bath with shower mixer tap, low level WC with enclosed cistern, vanity sink unit, fully tiled walls, sealed unit double glazed window, extractor fan, heated towel rail, spotlighting.

Bedroom 1

9'11" x 11'5" (3.04 x 3.50)

Timber effect luxury vinyl flooring, sealed unit double glazed window, radiator, power points.

Bedroom 2

10'8" x 9'9" (3.27 x 2.99)

Timber effect luxury vinyl flooring, full length fitted wardrobes, sealed unit double glazed window, power points, tv point.

Bedroom 3

10'0" x 11'5" (3.05 x 3.49)

Timber effect luxury vinyl flooring, coved ceiling, sealed unit double glazed window, radiator, power points.



Outside

To the front there is a large beautifully presented frontage laid to lawn with flower and shrub borders, enclosed by high hedges, a stoned driveway providing ample off road parking for a variety of cars or leisure vehicles leading down to a detached brick built pitched roof garage with up & over door, power & lighting. Outside to the rear there is a beautifully presented lawned garden backing onto open farmland providing some beautiful rear views and a very private aspect, designated seating area enclosed by low level brick walls, feature central pond, a range of flower and shrub borders, timber & felt garden shed, side access to both sides of the property, all enclosed by timber fencing.

Services And Tenure

Freehold

Council Tax Band - D

Mains Electric Drains And Water

Oil Fired Central Heating

Ref: L2572/03/26

Floor Plan



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.

Disclaimer

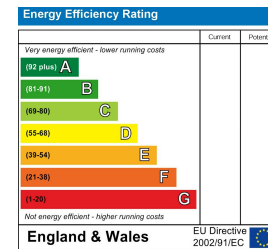
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Area Map



Energy Efficiency Graph



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