



HARDIMANS

102 Worthing Road
Lowestoft, NR32 4HA
Offers Over £150,000



HARDIMANS



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102 Worthing Road, Lowestoft, Suffolk, NR32 4HA

Situated in North Lowestoft ideally located within walking distance of local schools, amenities and Lowestoft North Beach.

A 3 bedroom mid-terrace property, offering spacious accommodation. Having been newly decorated throughout and new carpets fitted making it ready to move straight into. Being offered with no onward chain.

HALLWAY/PORCH

uPVC double glaze door to front, uPVC double glaze door to rear access, stairs, under stairs storage cupboard and radiator.

SITTING ROOM

uPVC double glaze walk in bay windows, fireplace with mantle and surround, radiator and coved ceiling.

DINING ROOM

uPVC double glaze window to rear aspect, coal effect fireplace with tile mantle and surround, radiator, coved ceiling and double doors into sitting room.

KITCHEN

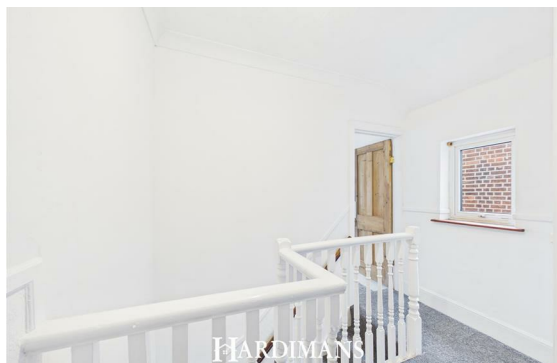
uPVC double glaze frosted windows to side aspect, worktop, cupboards and drawers under, cupboards above, sink with drainer, extractor fan and Vaillant boiler to wall.

WC

uPVC double glaze frosted window to rear, low level WC and radiator.

BATHROOM

uPVC double glaze frosted window to side aspect, fully tiled surround, hand wash basin, bath with electric shower above and radiator.





LANDING

stairs, uPVC double glaze window to side aspect, loft hatch, radiator and coved ceiling.

PRIMARY BEDROOM

uPVC double glaze window to front aspect, radiator and coved ceiling.

BEDROOM 2

uPVC double glaze window to rear aspect, built in storage cupboard, radiator and coved ceiling.

BEDROOM 3

uPVC double glaze window to rear aspect, built in shelving and radiator.

OUTSIDE

To the front, fully enclosed with original path to front door and access gate, patio garden with plants. To the rear, brick weave garden with outbuilding (1.66 x 2.45) and rear access gate.

COUNCIL TAX BAND

A

TENURE

Freehold

MATERIAL INFO

This property has:
Mains Gas, Electric, water & sewerage
Flood Risk Info: Very low
* Broadband: FTTP - Ultrafast



available

* Mobile: Good outdoor variable indoor

* Disclaimer: This information is based on predictions provided by Ofcom. Applicants should carry out their own enquiries to satisfy themselves that the coverage is adequate for their requirements.

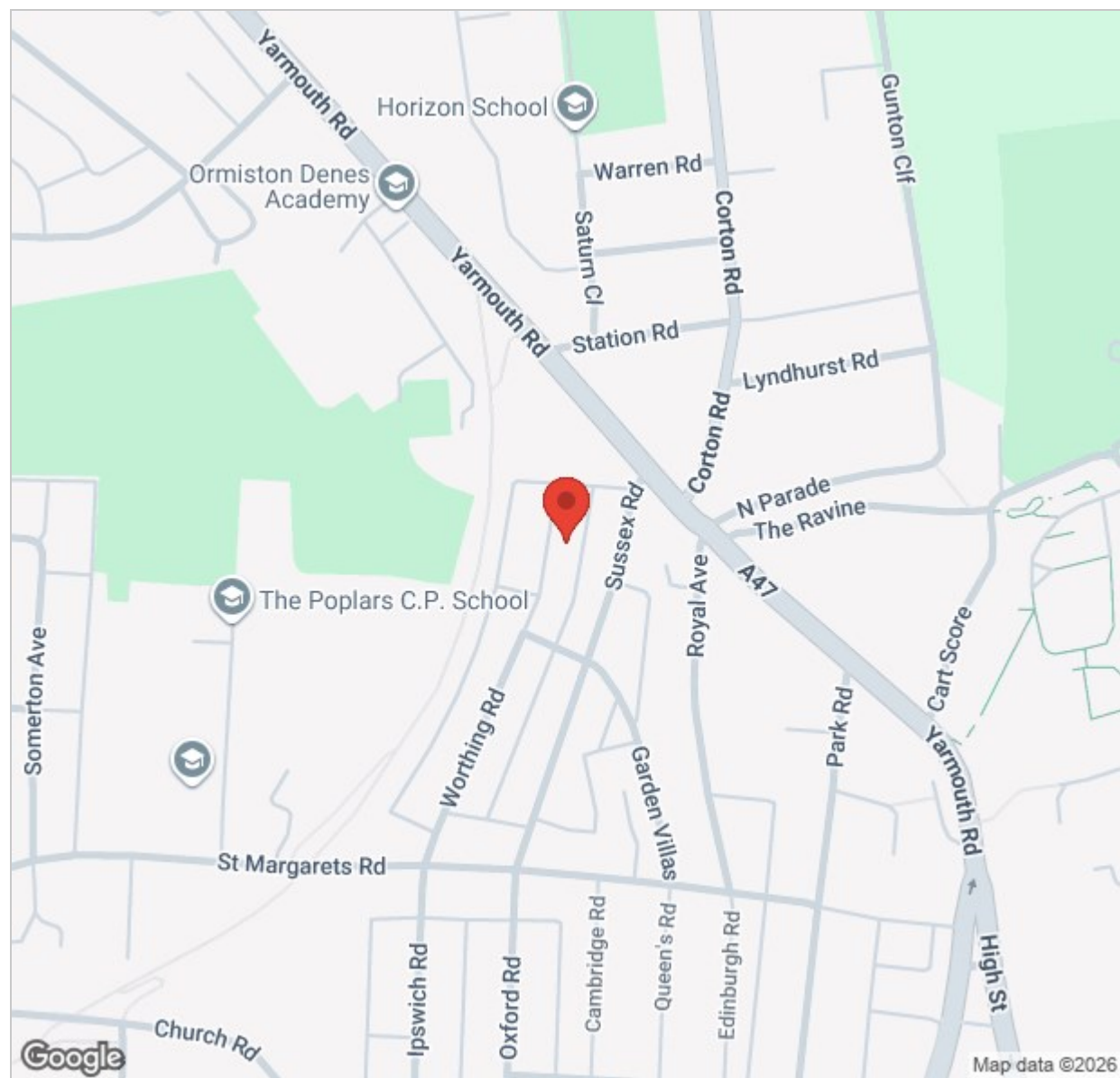


Floor Plan



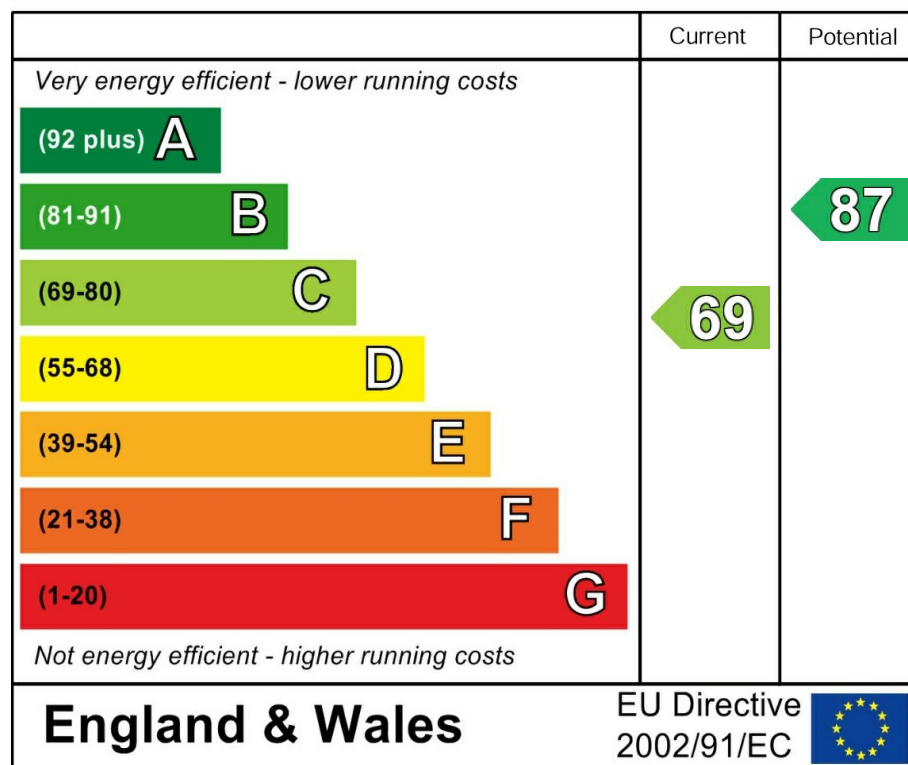
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Area Map



Energy Efficiency Graph

Energy Efficiency Rating



Viewing

Please contact our Lowestoft Office on 01502 515999
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.