



**Crestview Drive, Lowestoft, NR32**

Offers in the Region of **£270,000**



**Property Type:** Detached Bungalow

**Bedrooms:** 2 | **Bathrooms:** 1 | **Receptions:** 2

**Council Tax Band:** C

Ref DH0707 - Guide Price £265,000 - £275,000. LOW MAINTENANCE and in IMMACULATE ORDER. The accommodation of the WELL POSITIONED BUNGALOW has been UPDATED with SOLAR PANELS, hard-wearing floor coverings, and a WONDERFUL DRIVEWAY from the front of the plot ALONG THE PROPERTY to the garage and garden.

### Stepping Inside...

As you enter, the first thing you will notice is the PORCELAIN TILES in the HALLWAY, which have an incredible shine to them! To the right-hand side a door into the SITTING ROOM where you find a window running almost the FULL WIDTH of the room, bringing plenty of NATURAL LIGHT. At the end of the hall, there are TWO DOUBLE BEDROOMS, both with BUILT IN WARDROBES with a FAMILY BATHROOM in between with a THREE PIECE SUITE, tiled splash-backs and SHOWER OVER THE BATH. Finally, the KITCHEN DINING ROOM has cabinets at the wall and base level with INTEGRATED APPLIANCES, including a gas hob, DOUBLE OVEN and space for a washing machine.

### The Plot...

As you approach, there are gates to the front, which open and lead to the driveway, as mentioned earlier. This durable concrete driveway has been imprinted with a block-paved pattern and has a lawned garden adjacent. As you reach the rear garden, there is a low-maintenance patio at the centre with a blue stone-chipped area to one side, perfect for adding statues or potted plantings. To one corner, there is a timber shed and a range of trees, shrubbery, and plants.

### Getting to Know Lowestoft...

Lowestoft is a coastal town in Suffolk, and it is known for its fishing industry and later became a popular seaside resort. The town features beautiful sandy beaches, a historic lighthouse, and the Lowestoft Ness, which is the easternmost point in the UK. Significant landmarks include the Lowestoft Maritime Museum, which showcases the town's nautical heritage, and the Pleasurewood Hills theme park. There is a wide range of business parks, amenities, superstores and boutique shops throughout the area, making it a fantastic location for buyers from almost all walks of life.

**AGENTS NOTE:** The solar panels are leased - Contact the agent for further information.

### Important Information on Anti-Money Laundering Check

We are required by law to conduct Anti-Money Laundering checks on all parties involved in the sale or purchase of a property. We take this responsibility seriously and follow HMRC guidance to ensure the accuracy and continuous monitoring of these checks. Our partner, Move Butler, will conduct the initial assessment on our behalf. They will contact you, and where possible, a biometric check will be sent to you electronically only once your offer has been accepted.

As an applicant, you will be charged a non-refundable fee of £30 (inclusive of VAT) per buyer for these checks. The fee covers data collection, manual checking, and monitoring. You must pay this amount directly to Move Butler and complete all Anti-







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