









welcome to

Hawthorn Avenue, Lowestoft

William H Brown are pleased to present this Three Bedroom property on Hawthorne Avenue. The property offers superb potential both internally and externally, with potential for an extension to side (STPP). Please call William H Brown to organise a viewing today!





William H Brown are pleased to offer this Three Bedroom home on Hawthorne Avenue. Situated in the convenient spot of South Lowestoft, the home sits just a small distance away from a variety of local amenities, such as schools, shops and transport links. The property begins with a useful entrance hall, leading to a spacious lounge to side as well as an open plan kitchen/ diner. This open plan space is ideal for entertaining quests, friends and family and is a superb size! This home offers from an extremely generous plot, with a spacious front and rear garden which wraps around to the side of the home. This space offers huge potential for future extensions (Subject to planning permission approval). A useful space has also been added to the garden, offering an ideal opportunity for an outdoor bar or office. The first floor offers Three Bedrooms all located off of the landing. Both the master and the spare bedroom are sizeable double bedrooms. A third bedroom can also be found off of the landing space, with opportunity to double up as a dressing room or study! The family bathroom has been newly renovated, to an excellent standard. This family home boasts potential, please call 01502 585998 to organise a viewing today!



Lounge

12' 3" x 8' 10" (3.73m x 2.69m)

Dining Room

12' 11" x 10' 3" (3.94m x 3.12m)

Kitchen

9' 10" x 5' 10" (3.00m x 1.78m)

Landing

Bedroom One

11' 9" x 11' 3" (3.58m x 3.43m)

Bedroom Two

9' 5" x 8' 5" (2.87m x 2.57m)

Bedroom Three

8' 6" x 8' 2" (2.59m x 2.49m)

Bathroom

Front Garden

Rear Garden

Outbuilding

8' 6" x 4' 11" (2.59m x 1.50m)











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- THREE BEDROOMS
- CLOSE TO AMENITIES
- POTENTIAL FOR EXTENSION (STPP)
- OPEN PLAN KITCHEN/ DINER
- LARGE REAR GARDEN

Tenure: Freehold EPC Rating: C

Council Tax Band: A

£180,000







Hardy C. Wab data ©5052

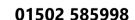
Please note the marker reflects the postcode not the actual property

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Property Ref: LOW109574 - 0002

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NR32 1HB

william h brown



138 London Road North, LOWESTOFT, Suffolk,

williamhbrown.co.uk

