



Ipswich Road, Lowestoft NR32 1TT

welcome to

Ipswich Road, Lowestoft

Spacious 3-bed terrace with extra loft room, lounge, dining room, reception room, fitted kitchen, ground-floor WC and upstairs bathroom. A versatile home offering superb space and potential.

Entrance Hall

Access to lounge and dining room. Stairs leading to first floor. Tiled flooring. Radiator.

Lounge

13' 10" x 10' 9" (4.22m x 3.28m)

Double glazed bay window to front. Carpet flooring. Fireplace tile feature. Consumer unit. Radiator. Power points.

Reception Room

11' 10" x 10' 10" (3.61m x 3.30m)

Double glazed window to rear. Access to dining room. Wood effect flooring. Gas heated fireplace. Built in storage cupboard. Power points.

Dining Room

11' 6" x 8' 10" (3.51m x 2.69m)

Double glazed window to side. Access to kitchen. Wood effect flooring. Integrated understairs storage cupboard. Radiator. Power points.

Kitchen

8' 9" x 8' 2" (2.67m x 2.49m)

Door to side leading to garden. Double glazed window to side. Access to additional space containing space for tumble dryer and dishwasher. Vinyl flooring. Fitted units with worktops. Sink and drainer units. Space for gas oven. Plumbing washing machine. Extractor fan. Power points.

Ground Floor Wc

Double glazed window to side. Wood effect flooring. Wc and wash hand basin. Electric heater.

Landing

Access to bedrooms one, two and three. Stairs leading to second floor. Carpet flooring.

Bedroom One

14' 2" x 12' (4.32m x 3.66m)

Double glazed windows to front. Carpet flooring. Built in storage. Radiator. Power points.

Bedroom Two

11' 6" x 8' 11" (3.51m x 2.72m)

Double glazed window to rear. Carpet flooring. Built in wardrobe space. Radiator. Power points.

Bedroom Three

11' 10" x 8' 2" (3.61m x 2.49m)

Double glazed window to side. Access to bathroom. Access to combi boiler. Carpet flooring. Radiator. Power points.

Bathroom

Double glazed window to rear. Tiled flooring. Part tiled walls. Wc. His and hers sink. Bathtub with overhead shower and shower screen. Gas heated towel radiator.

Loft Room

17' x 14' 2" (5.18m x 4.32m)

Velux window to side. Wood flooring.

Front Garden

Cast iron gate. Laid tiling leading to front door. Brick wall surrounding.

Rear Garden

Laid concrete leading to grass plot. Gate to rear. Outside tap. Part fence and part brick wall surrounding.





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Ipswich Road, Lowestoft

- Three well-sized bedrooms
- Additional loft room for flexible use
- Extra reception room for added versatility
- Ground-floor WC for convenience
- Low-maintenance outdoor space

Tenure: Freehold EPC Rating: E

Council Tax Band: B

offers in excess of

£165,000



Total floor area 126.1 m² (1,358 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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LOW109855 - 0002

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