



Dorley Dale, Carlton Colville Lowestoft NR33 8US

welcome to

Dorley Dale, Carlton Colville Lowestoft

SHARED OWNERSHIP - 30%. A charming, modern 2 bedroom end-of-terraced home situated on the popular Dales estate, including dedicated parking.

Entrance Hall

Access to kitchen and lounge. Stairs leading to first floor. Laminate wood effect flooring. Understairs storage. Radiator.

Lounge

Double glazed door to rear leading to garden. Double glazed window to rear. Laminate wood effect flooring. Radiator.

Kitchen

Double glazed window to front. Laminate wood effect flooring. Fitted units and worktops. Sink and drainer. Plumbing for washing machine. Space for electric oven. Space for fridge freezer. Space for tumble dryer. Boiler. Radiator.

Landing

Access to both bedrooms and bathroom. Access to loft. Carpet flooring.

Bedroom One

Double glazed window to front. Carpet flooring. Integrated storage cupboard. Radiator.

Bedroom Two

Double glazed window to rear. Carpet flooring. Radiator.

Bathroom

Double glazed window to side. Tiled flooring. Bathtub. Wc and wash hand basin. Radiator.

Front Garden

Grass plot to front.

Rear Garden

Patio tiles leading to circular paving. Grass plot to rear. Fence surrounding with shrubbery.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





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welcome to

Dorley Dale, Carlton Colville Lowestoft

- Popular Dales estate location in Carlton Colville
- Ideal for first-time buyers
- Close to shops and transport
- Bright, spacious lounge
- Two double bedrooms (built-in storage in main)

Tenure: Leasehold EPC Rating: D

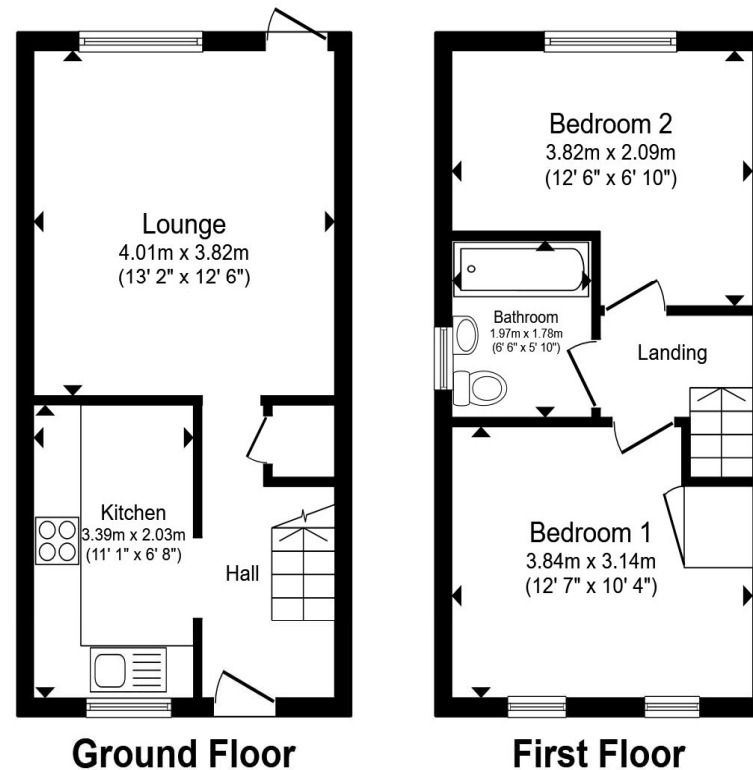
Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 100 years from 18 Jun 1999. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

fixed price

£51,000



Total floor area 57.2 m² (616 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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Property Ref:
LOW109814 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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