

Aldreds
Estate Agents



11 Castleton Close

Lowestoft, NR32 4BZ

Asking Price £170,000



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Aldreds are pleased to present this spacious two bedroom home, ideally located in a highly sought after cul-de-sac within walking distance of North Lowestoft's amenities, scenic nature reserves, and beautiful local beaches. This well presented property offers versatile and generous living space throughout, benefiting from gas fired central heating, uPVC double glazing, and vehicular rear access, providing off road parking. The accommodation comprises an entrance hall, a lounge, rear hallway, an open plan kitchen/diner, and a separate utility room. Upstairs, a full size landing leads to two double bedrooms and a family bathroom. This attractive home would make an excellent first time purchase, family residence, or investment opportunity. Early viewing is highly recommended to fully appreciate all it has to offer.

Entrance Hall

Tile effect flooring, composite sealed unit double glazed entrance door, radiator, stairs leading to the first floor.

Lounge

15'2" x 11'5" (4.63 x 3.49)

Laminate flooring, flat plastered and coved ceiling, uPVC window, power points, tv point, modern living flame electric fire.

Inner Hallway

Tile effect flooring, flat plastered ceiling, understairs storage cupboard.

Kitchen/Diner

10'10" x 10'0" (3.32 x 3.06)

Tile effect flooring, range of fitted kitchen units, extended work surfaces, double stainless steel sink, ample space for family size dining table and chairs, radiator, power points, recess for white goods including plumbing for washing machine, tiled splash backs, uPVC window, flat plastered ceiling, spotlighting.

Rear Lobby

Tile effect flooring, uPVC window, uPVC door, recess for white goods including tumble dryer, power points.





First Floor Landing

Full size landing with fitted carpet, loft access leading to insulated loft space.

Bedroom 1

12'1" x 14'8" (3.7 x 4.49)

Fitted carpet, coved ceiling, uPVC window, radiator, power points, tv point, full length fitted cupboard/wardrobe.

Bedroom 2

10'0" x 11'3" (3.07 x 3.45)

Fitted carpet, coved ceiling, uPVC window, power points, radiator, range of full size cupboards/wardrobes.

Family Bathroom

Timber effect flooring, white bathroom suite comprising of a shower set over a panel bath, low level WC, pedestal sink, fully tiled walls, inset spotlighting, uPVC window, full length heated towel rail.

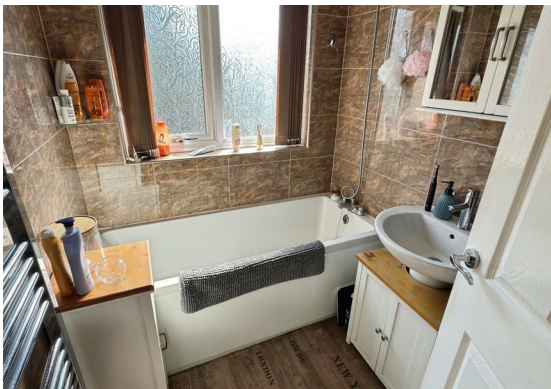


Outside To The Front

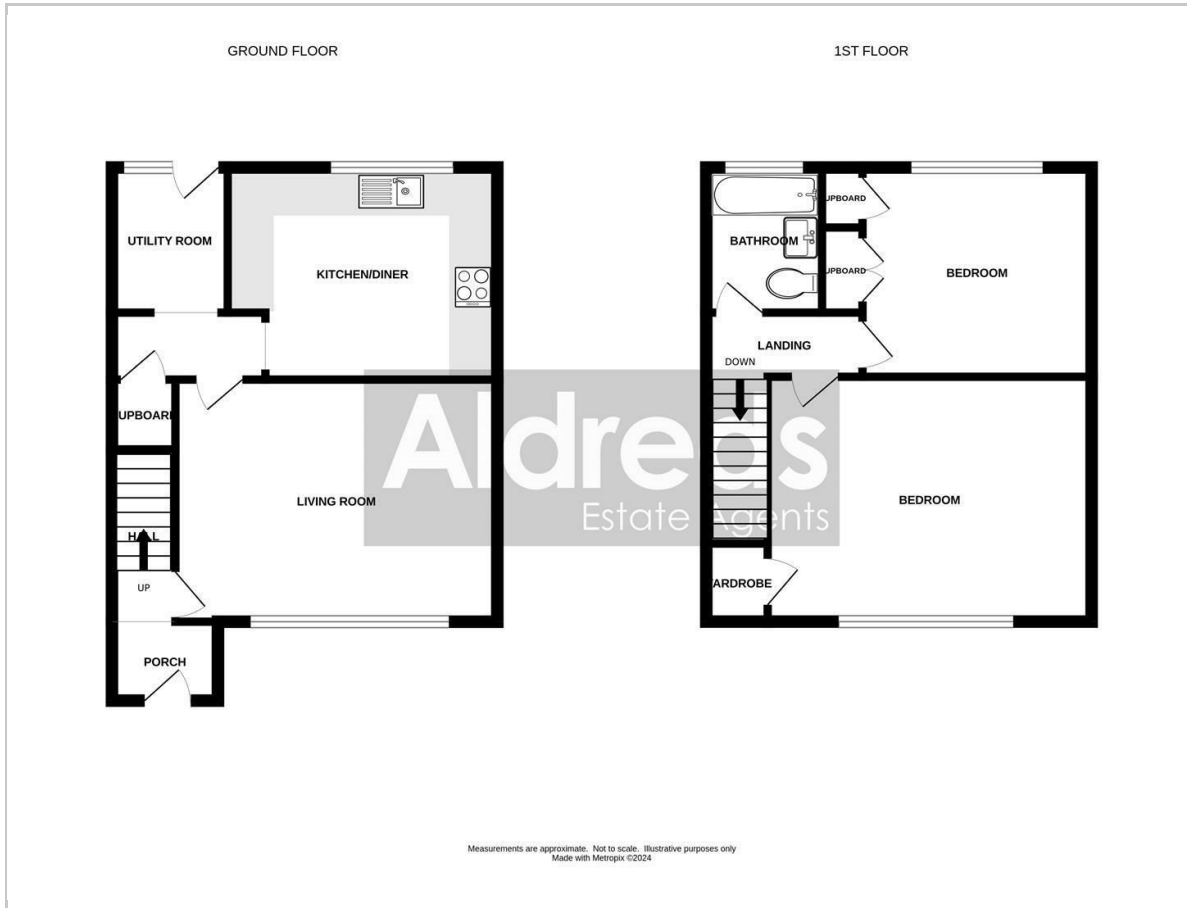
There is a well presented front garden which is laid to ornamental slate with footpath leading to front door, all enclosed by low level brick walls.

Outside To The Rear

There is a spacious lawned garden with concrete seating area, timber and felt garden shed, timber and felt summerhouse/workshop, vehicular rear access with double gates giving potential for off road parking if required. All enclosed by high fencing.



Floor Plan



Viewing

Please contact our Aldreds Lowestoft Office on 01502 565432 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

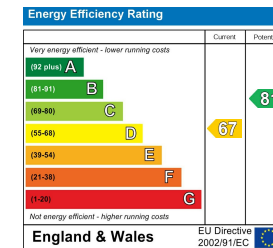
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Area Map



Energy Efficiency Graph



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