

**Aldreds**  
Estate Agents



20 Gladstone Road  
Corton, Lowestoft, NR32 5HJ  
Asking Price £245,000



## 20 Gladstone Road

Corton, Lowestoft, NR32 5HJ

Aldreds are pleased to offer this well-presented two-bedroom semi-detached home, ideally situated in the highly sought-after village of Corton. Offering spacious and versatile accommodation throughout, this charming property is within walking distance of Corton Beach and picturesque woodland walks, while also benefiting from easy access to local shops, schools, and amenities. The accommodation comprises an entrance porch leading to a wide and welcoming hallway, a generous lounge, a spacious conservatory overlooking the rear garden, a fitted kitchen/dining room, utility room, shower room, two double bedrooms, and a family bathroom. Outside, the property enjoys attractive and well-maintained gardens. The front garden has been designed for low maintenance and features a variety of flowers, shrubs, and bushes, together with a driveway providing off-road parking and access to a brick-built garage with power and lighting. To the rear, a fully enclosed and private mature garden offers a lawned area, gravelled sections, a patio seating area ideal for al fresco dining and entertaining, as well as a timber shed and summer house. Offering excellent value for money and available with no onward chain, this delightful home is expected to attract strong interest. Early viewing is highly recommended.

### Entrance Porch

Ceramic tiled floor, Upvc entrance door, Upvc window.

### Entrance Hall

Fitted carpet, coved ceiling, electric storage heater, full length cloak/storage cupboard, loft access, power points.

### Lounge

14'10" x 11'9" (4.54 x 3.60)

Fitted carpet, power points, coved ceiling, electric storage heater, T.V point, modern fireplace surround with cast iron insert with tiled surround & hearth with living flame electric fire, Upvc window, patio doors leading to the conservatory.

### Conservatory

7'6" x 15'6" (2.31 x 4.74)

Brick base with sealed unit double glazed windows, poly carbonate roof, fitted carpet, power points, electric heater.

### Kitchen/Dining Room

15'7" x 10'2" (4.77 x 3.10)

Laminate flooring, coved ceiling, full range of fitted units, roll top work surfaces, power points, sink with drainer, eye level electric oven, ceramic hob with extraction cooker hood, part tiled walls, plumbing and recess for washing machine, electric storage heaters, double aspect Upvc window.





### Rear Porch/Utility Room

Laminate flooring, poly carbonate roof, Upvc doors leading to the front & rear, recess for tumble dryer, power points.

### Shower Room

Ceramic tiled flooring, shower suite comprising of a corner shower cubicle enclosed by glass screen door, low level W.C, vanity sink unit, fully tiled walls, full length airing cupboard, Upvc window, wall mounted electric heater.

### Family Bathroom

Vinyl flooring, Upvc double glazed door, Upvc window, white bathroom suite comprising of a panel bath, vanity sink unit, fully tiled walls.

### Bedroom 1

13'1" x 10'0" (3.99 x 3.07)

Fitted carpet, coved ceiling, power points, Upvc window, electric storage heater.

### Bedroom 2

9'0" x 11'2" (2.76 x 3.41)

Fitted carpet, coved ceiling, electric storage heater, Upvc window, power points, sliding doors in to lounge.

### Outside

#### Outside To The Front

There is a well presented low maintenance garden with driveway leading to garage.

#### Outside To the Rear

There is a good size enclosed and private lawned garden with shingle and shrub borders, patio area, timber shed & summer house.

### Services

Mains water, electric, drainage

### Tenure

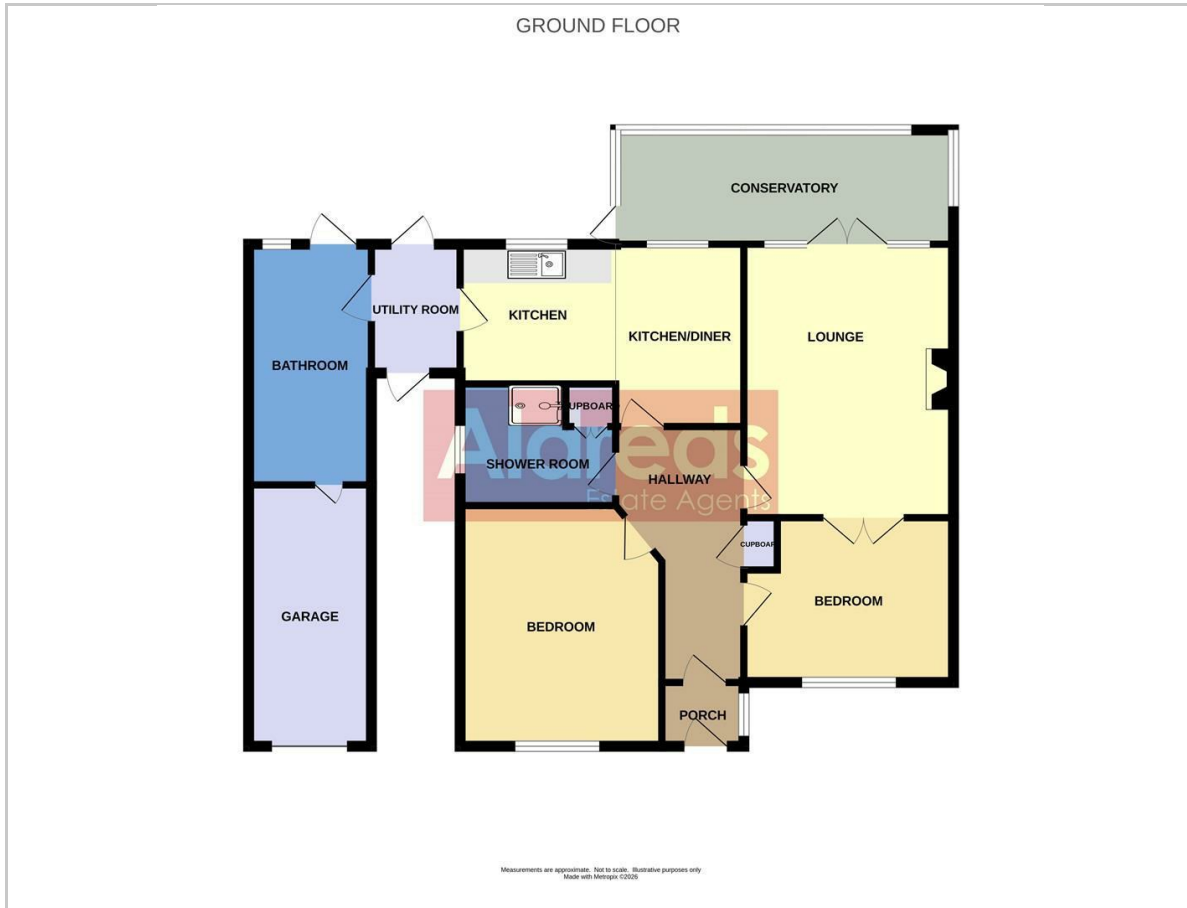
Freehold

### Council Tax

East Suffolk Council - Band B



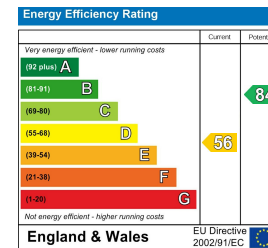
## Floor Plan



## Area Map



## Energy Efficiency Graph



## 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.

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