HARDIMANS



29 Park Road

, Lowestoft, NR32 1SW

Offers Over £110,000

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29 Park Road, Lowestoft, Suffolk, NR32 1SW

This well-presented two-bedroom terraced house offers spacious and practical accommodation, making it an excellent choice for first-time buyers looking to get onto the property ladder or investors seeking a buy-to-let opportunity.

The ground floor features a welcoming main lounge, a separate dining room, a fitted kitchen and a bathroom, all maintained in good condition throughout. Upstairs, the property offers two double bedrooms, providing comfortable accommodation with flexibility for a home office or additional storage.

To the rear, there is a courtyard garden, offering a manageable outdoor space to enjoy during the warmer months.

Combining well-maintained interiors with a practical layout and two genuine double bedrooms, this property is well worth considering for both owner-occupiers and investors alike.

LOUNGE
Carpet flooring, Radiator, Window to front aspect, Door to front aspect, Ceiling light.

DINING ROOM
Laminate flooring, Window to rear aspect, Radiator, Ceiling light.

KITCHEN
Laminate flooring, Base and wall units, Tiled splashback, Door to side aspect, Window to side aspect, Ceiling Light, 1 & ½ Sink with drainer, Space for oven, washing machine and fridge freezer.

















BATHROOM
Tiled flooring and walls, Bath with overhead shower, Toilet, Sink, Towel radiator, Window to rear aspect, Ceiling light, Loft hatch.

BEDROOM 1
Wooden flooring, Window to front aspect, Ceiling light, Radiator, Cast iron fireplace.

BEDROOM 2
Carpet flooring, Ceiling light, Window to rear aspect, Radiator.

OUTSIDE
To the rear, courtyard garden.

TENURE
Freehold

COUNCIL TAX BAND
A

MATERIAL INFO
This property has:
Mains Gas, Electric, water & sewerage
Flood Risk Info: Very Low
* Broadband: Cable - Could achieve speeds of Ultrafast 10000mbps
* Mobile: 02, THREE, VODAFONE, EE ALL LIKELY
* Disclaimer: This information is based on predictions provided by Ofcom. Applicants should carry out their own enquiries to satisfy themselves that the coverage is adequate for their requirements.

IMPORTANT NOTE TO POTENTIAL PURCHASERS:
We endeavour to make our particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All photographs and measurements have been taken as a guide only and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view. POTENTIAL PURCHASERS: Fixtures and fittings other than those mentioned are to be agreed with the seller. Anti-Money Laundering (AML) Checks: In accordance with current legislation, all purchasers are required to complete AML and identity verification once an offer is accepted. Checks are carried out by our approved third-party provider, Landmark. A non-refundable fee of £30 incl VAT (per person) is payable in advance. A memorandum of sale will not be issued until satisfactory completion of these checks.

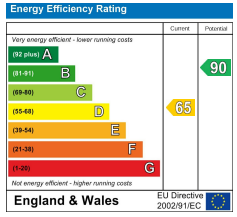
Floor Plan



Area Map



Energy Efficiency Graph



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The Property Ombudsman
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