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£250,000
Asking Price

Colville Road

Lowestoft, NR33 9RF

- Beautifully presented two-bedroom detached bungalow
- Newly decorated throughout to a high standard
- Spacious and well-proportioned accommodation
- Generous sitting room offering a comfortable living space
- Well-appointed kitchen with ample storage and workspace
- Modern wet room
- Attractive enclosed rear garden ideal for relaxing or entertaining
- Close to local shops, amenities and transport links
- Driveway providing off-road parking for multiple vehicles
- Move-in ready home, ideal for a variety of purchasers including downsizers, first-time buyers and small families

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Location

This home is situated in the Heart of an English Coastal Town nestled in the most easterly point of the British Isles. With award-winning sandy beaches and breath-taking Victorian seafront gardens. Explore the Royal Plain Fountains, two piers, and a variety of independent eateries that will tantalise your taste buds. Education is a top priority here, with excellent schools for all ages. Commuting is a breeze with a bus station and train station that offer regular services to Norwich and surrounding areas. Located just 110 miles north-east of London, 38 miles north-east of Ipswich, and 22 miles south-east of Norwich.

Entrance hall

Entrance door to the side aspect, laminate flooring throughout, a radiator, loft hatch and doors opening to the sitting room, shower room, kitchen, storage cupboard housing the gas combi boiler and bedrooms 1-2.

Sitting room

6.21m x 3.80m

X2 UPVC double glazed windows to the front aspect, one window to the side, carpet flooring throughout, a radiator and a log burner.

Shower room

2.33m x 2.09m

UPVC double glazed obscure window to the side aspect, vinyl flooring throughout, wall mounted hand wash basin, toilet, wet room shower and a radiator.

Kitchen

3.98m x 2.84m

UPVC double glazed window to the side aspect, laminate flooring throughout, oak work surfaces, composite sink with drainer, integrated oven, hob, extractor fan, fridge/ freezer, dishwasher, space for a washing machine and a door leading to the rear garden.

Bedroom 1

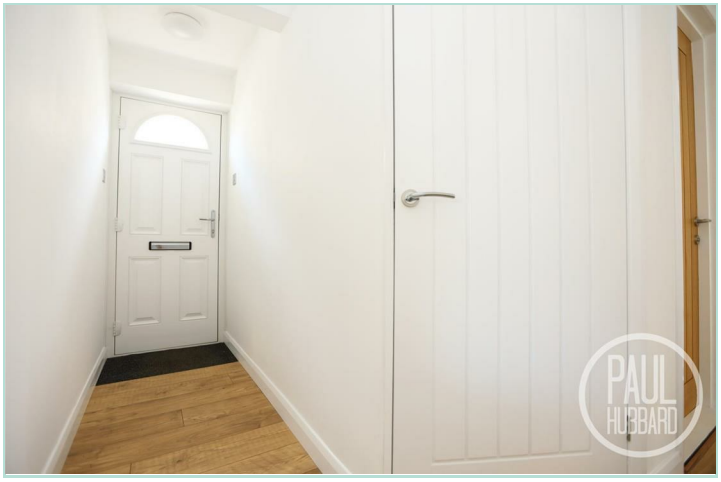
3.31m x 3.07m

UPVC double glazed window to the rear aspect, carpet flooring throughout and a radiator.

Bedroom 2

3.07m x 2.83m

UPVC double glazed window to the rear aspect, carpet flooring throughout and a radiator.



Outside

The front of the property offers excellent kerb appeal with a spacious driveway providing off-road parking for multiple vehicles. A gently sloping pathway leads to the main entrance door, complemented by outdoor lighting for added convenience and security. A low-maintenance stone area is enhanced by an attractive selection of mature plants, trees and shrubs, creating a welcoming frontage. An outside tap adds practicality, while a side gate provides secure and convenient access to the rear garden.

The enclosed rear garden has been thoughtfully designed to provide a versatile outdoor space for both relaxation and entertaining. Steps lead down to a stone area with an outside tap, while a patio pathway provides access through the garden to a further patio seating area. The garden also features a well-maintained lawn, attractive raised flower beds, and is fully enclosed by fencing, offering privacy and security.

Financial services

If you would like to know if you can afford this property and how much the monthly repayments would be, Paul Hubbard Estate Agents can offer you recommendations on financial/mortgage advisors, who will search for the best current deals for first time buyers, buy to let investors, upsizers and relocators. Call or email in today to arrange your free, no obligation quote.

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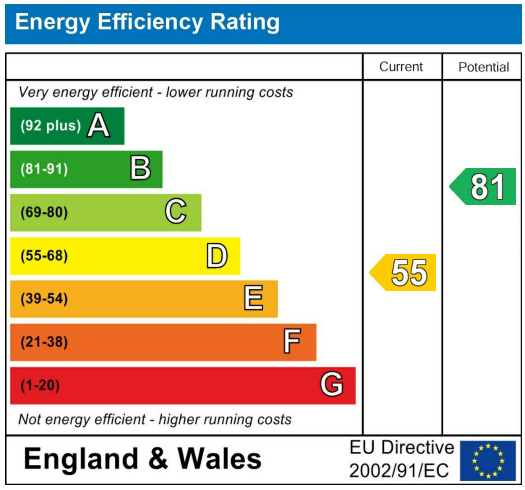
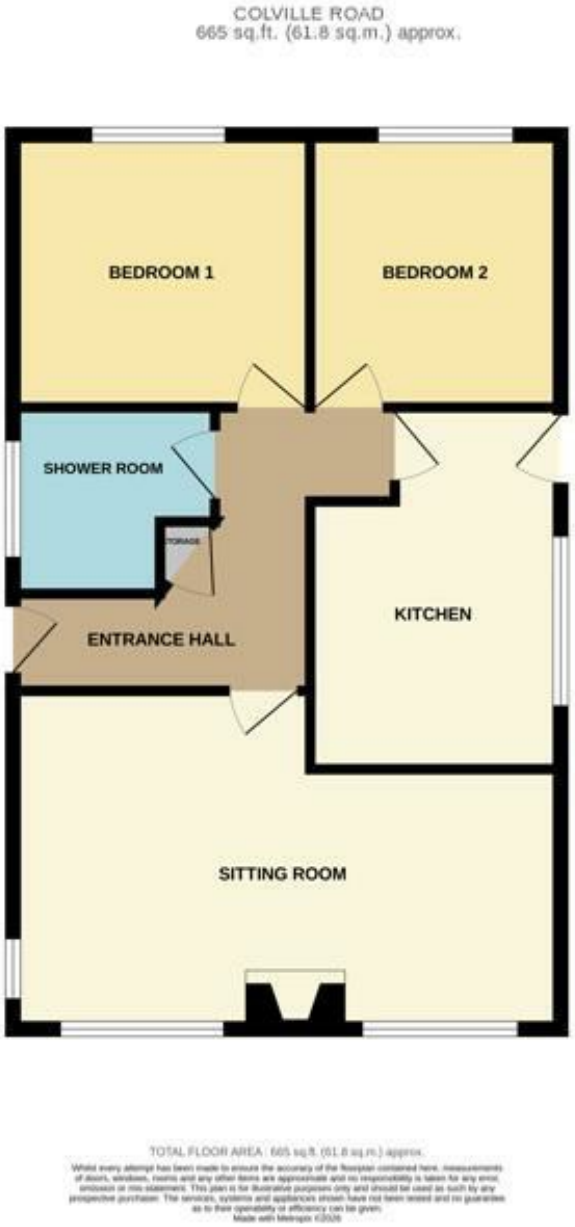
Tenure: Freehold
Council Tax Band: C
EPC Rating: D
Local Authority: East Suffolk





TOTAL FLOOR AREA : 665 sq.ft. (61.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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