



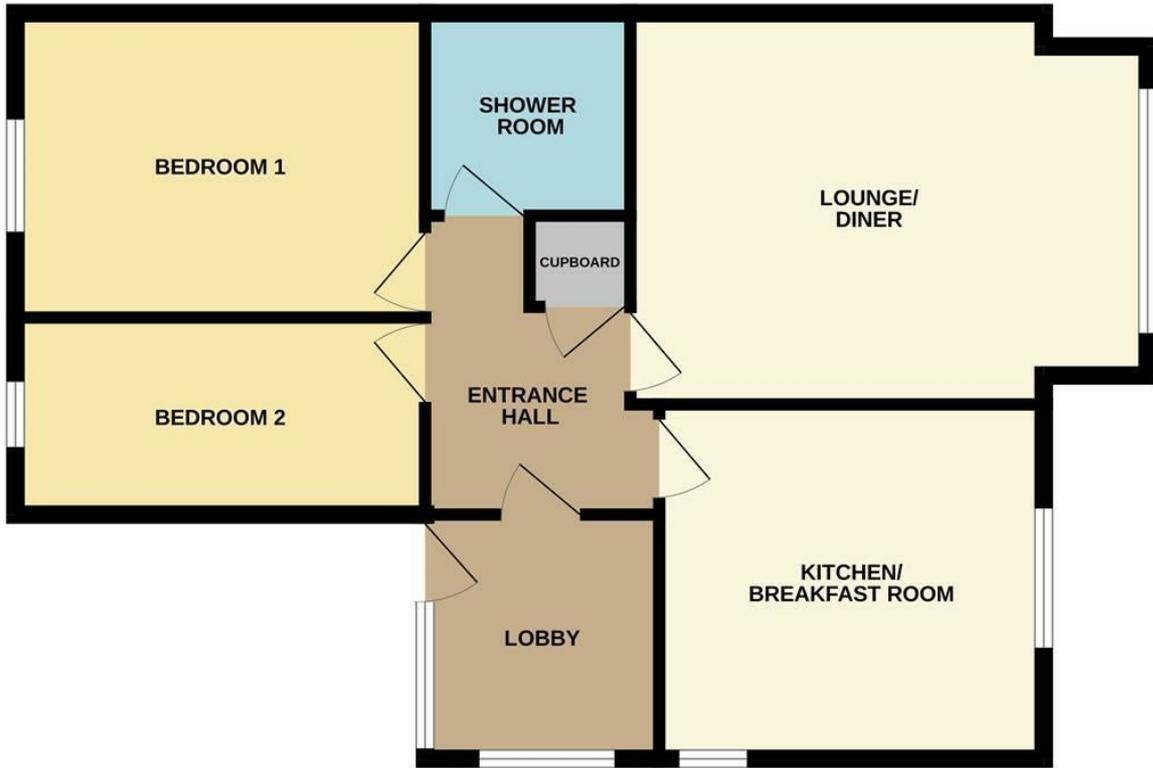
### 3 Beachmans Court Wilson Road, Lowestoft, NR33 0HZ

Located on the second floor in the sought-after Pakefield area, this chain free, well-presented two-bedroom flat is within walking distance of the beach and enjoys sea views. Finished in neutral colours throughout, the property offers a modern kitchen breakfast room and a spacious lounge diner. Two bedrooms, one with built-in wardrobes, and a contemporary shower room with a walk-in rainfall shower. The flat also benefits from a separate entrance lobby, allocated parking, and is conveniently located close to local amenities.

- 2 Bedroom flat
- Sought after Pakefield location
- Allocated parking space
- Located on the second floor
- Sea views
- Sizeable lounge diner
- Modern kitchen breakfast room
- Neutral colours throughout
- Close to local amenities
- Chain free

£220,000

BEACHMANS COURT, WILSON ROAD  
707 sq.ft. (65.7 sq.m.) approx.



TOTAL FLOOR AREA : 707 sq.ft. (65.7 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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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		78	78
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		