

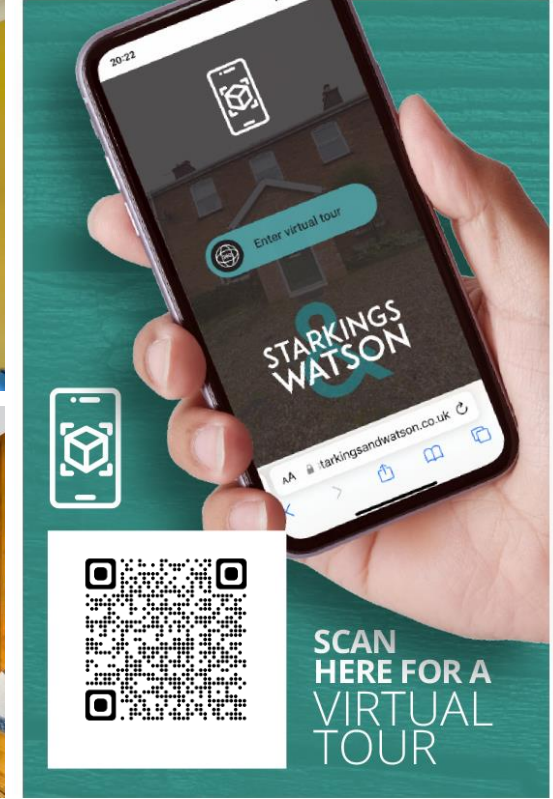
CHIPPERFIELD ROAD

Kessingland, Lowestoft NR33 7SS

Freehold | Energy Efficiency Rating : D

To arrange an accompanied viewing please pop in or call us on 01603 336116

FOR SALE
PROPERTY



SCAN
HERE FOR A
VIRTUAL
TOUR

arla | propertymark

PROTECTED

naea | propertymark

PROTECTED



For our full list of available properties, or
for a FREE INSTANT online valuation visit

starkingsandwatson.co.uk



**STARKINGS
&
WATSON**

- Semi-Detached Home
- Presented in Good Order
- Quiet Cul de Sac Location
- New uPVC Windows & New Boiler
- Two Reception Rooms
- Three Bedrooms
- New Family Bathroom
- Garden, Garage, Workshop & Driveway

IN SUMMARY

Guide Price £250,000-£260,000. Located within a QUIET CUL-DE-SAC close to the coast is this WELL PRESENTED SEMI-DETACHED HOUSE with GENEROUS PRIVATE GARDENS, AMPLE PARKING and GARAGE. The property itself has been renovated in part with NEW uPVC DOUBLE GLAZING and a NEW GAS FIRED CENTRAL HEATING BOILER. The internal accommodation comprises an entrance hallway, main sitting room leading to the KITCHEN/DINING ROOM to the rear, opening onto the rear garden. On the first floor you will find TWO DOUBLE BEDROOMS and a FURTHER SINGLE BEDROOM alongside a recently RE-FITTED FAMILY BATHROOM. The rear gardens are nicely landscaped split over a few levels with attractive covered pergola areas along with a garage and workshop. There is also PLENTY OF DRIVEWAY PARKING.

SETTING THE SCENE

The Property benefits from a lawned front garden with hard standing driveway parking for a number of vehicles, this in turn leads to the garage and gated

access to the rear garden. The main entrance door is located at the front via a set of steps into the main entrance hallway.

THE GRAND TOUR

Entering the main entrance into the hallway which also leads to the first floor, you will find space for coats and shoes, tiled flooring and access to the main reception room. The sitting room overlooks the front and has built-in under-stairs storage and ample space for soft furnishings. To the rear of the property is the kitchen/dining room. The kitchen offers plenty of cupboard space with rolled edge work-surfaces over and space for various white goods including the oven. There are tiled splash backs and tiled flooring with underfloor heating, as well as space for the dining table and double doors leading out onto the rear garden. Leading up onto the first floor landing with a window to the side and built-in storage, the landing gives access to all the bedrooms and bathroom. The family bathroom has been re-fitted and is mostly tiled with a panelled bath and twin head thermostatically controlled shower over, W.C and hand wash basin, and again benefits from underfloor heating. The second bedroom is located to the rear overlooking the garden with space for a double bed. The main bedroom is found to the front along with the third bedroom also. Outside at the end of the garage you will find a workshop room which easily be used as an office or studio.



To arrange an accompanied viewing please call our Centralised Hub on **01603 336116**



THE GREAT OUTDOORS

The rear garden accessed via the double doors in the dining room is a private enclosed space split over a number of levels. The first part is a large raised deck with covered pergola, the ideal spot for outside entertaining. This in turn leads to the lawned section with various mature planting and a paved pathway. Gates lead onto another lawned section with raised fish pond and access to the workshop at the rear of the garage. There are then steps up to the top section with further lawns and another raised deck and covered pergola. This section of the garden is raised and looks back over the rest of the garden.

OUT & ABOUT

Kessingland is a large village just four miles south of Lowestoft. Lowestoft is a seaside town located to the North-East of Suffolk. With sandy beaches and many enjoyable seaside and historical walks, Lowestoft offers something for everyone. Lowestoft seafront provides a traditional seaside experience including a vast variety of places to dine and shop. Lowestoft has a rich Maritime history and offers easy access to the Norfolk Broads network of waterways which can be found at Oulton Broad.

FIND US

Postcode : NR33 7SS

What3Words : ///start.skies.lobby

VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

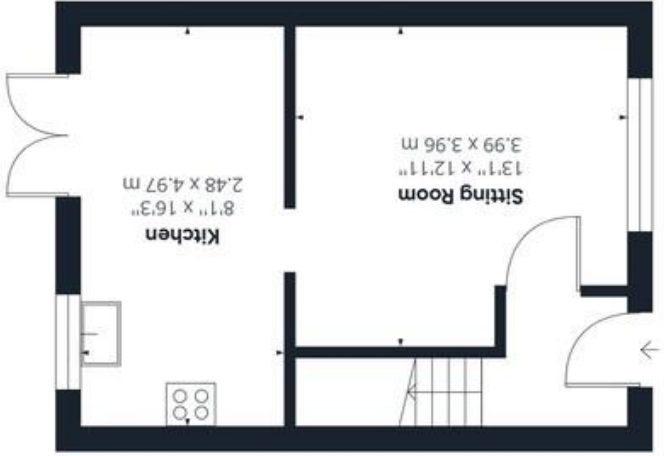
Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

Price:



For our full list of available properties, or for a FREE INSTANT online valuation visit

starkingsandwatson.co.uk



Ground Floor



Floor 1

Approximate total area⁽¹⁾

666.72 ft²
61.94 m²

(1) Excluding balconies and terraces

GIRAFFE 360
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.