

Aldreds
Estate Agents

33 May Road

Lowestoft, NR32 2DJ

Offers Over £115,000

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Aldreds are delighted to offer this attractive two-bedroom mid-terraced house, ideally situated in the highly desirable North Lowestoft location and representing excellent value for money. The property is presented to a good standard throughout and benefits from gas central heating and uPVC double-glazed windows. The spacious accommodation comprises a dining room, central hallway, comfortable lounge, kitchen, rear lobby and ground-floor WC. To the first floor, there is a small landing, two generous double bedrooms and a family bathroom. Ideally suited to first-time buyers or investors looking for a buy-to-let opportunity, the property enjoys a convenient location within walking distance of a wide range of local amenities, including the railway station and Lowestoft's award-winning beaches.
Early viewing is strongly recommended to fully appreciate the accommodation, location and excellent value on offer.

Dining Room

10'2" x 11'1" (3.11 x 3.4)

Laminate flooring, coved ceiling, Upvc window, power points, T.V point, radiator, feature brick fireplace (potential to open up and install a log burner etc).

Lounge

11'9" x 11'3" (3.6 x 3.43)

Laminate flooring, coved ceiling, inset spot lighting, radiator, power points, T.V point, Upvc window, full length storage cupboard.

Inner Hallway

Laminate flooring, stairs off to the first floor, coved ceiling.

Kitchen

9'0" x 7'2" (2.75 x 2.2)

Ceramic tiled flooring, range of modern white gloss fitted kitchen units, extended work surfaces, double stainless steel sink with single drainer, recess for white goods including plumbing for a washing machine, built in stainless steel oven with four burner ceramic hob, tiled splash backs, power points, coved ceiling, inset spot lights, Upvc window.

Lobby

Ceramic tiled flooring, recess for fridge/freezer, Upvc door leading to rear garden.















Ground Floor W.C

Ceramic tiled flooring, low level W.C, wall mounted sink, radiator.

First Floor

Small landing with fitted carpet, coved ceiling.

Bedroom 1

11'6" x 11'4" (3.52 x 3.47)

Fitted carpet, flat plastered and coved ceiling with inset spot lighting, power points, radiator, Upvc window, original cast iron fireplace, door leading to family bathroom.

Bedroom 2

10'6" x 11'2" (3.22 x 3.41)

Fitted carpet, coved ceiling, Upvc window, power points, radiator, original cast iron fireplace, full length storage cupboard.

Family Bathroom

9'0" x 7'2" (2.76 x 2.19)

Laminate flooring, white bathroom suite comprising of a shower set over a panel bath, pedestal sink, low level W.C, fully tiled walls, Upvc window, full length cupboard housing energy efficient combination boiler, full length heated towel rail.

Outside To The Front

There is a small enclosed garden with footpath to front door.

Outside To The Rear

There is a garden area which has raised timber decking providing ample space for bistro style dining which is all enclosed by high brick walls and timber fencing. gateway leading to rear access road.

Agents Note

The vendor is willing to leave the furniture and white goods if required.

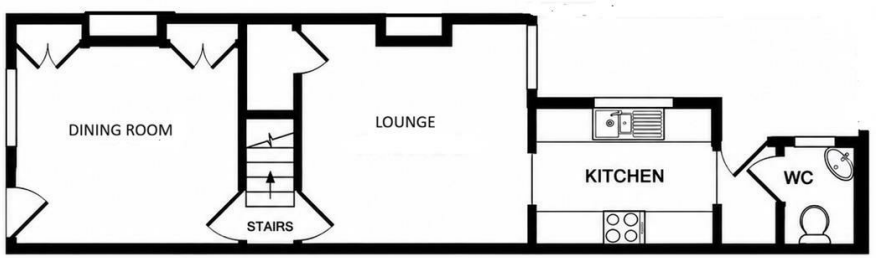
Tenure And Services

Freehold

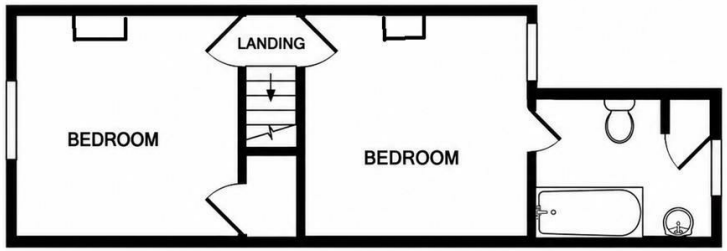
Council Tax Band A

Mains Electric Gas Drains And Water

Floor Plan



GROUND FLOOR

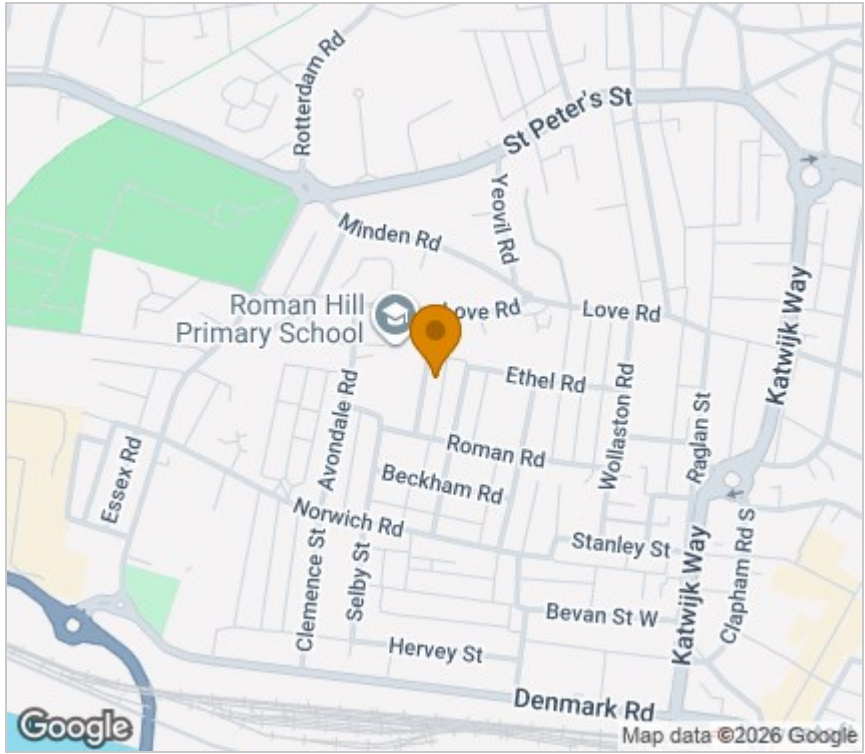


1ST FLOOR

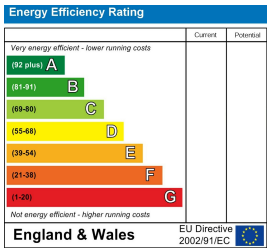
MAY ROAD, LOWESTOFT

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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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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