

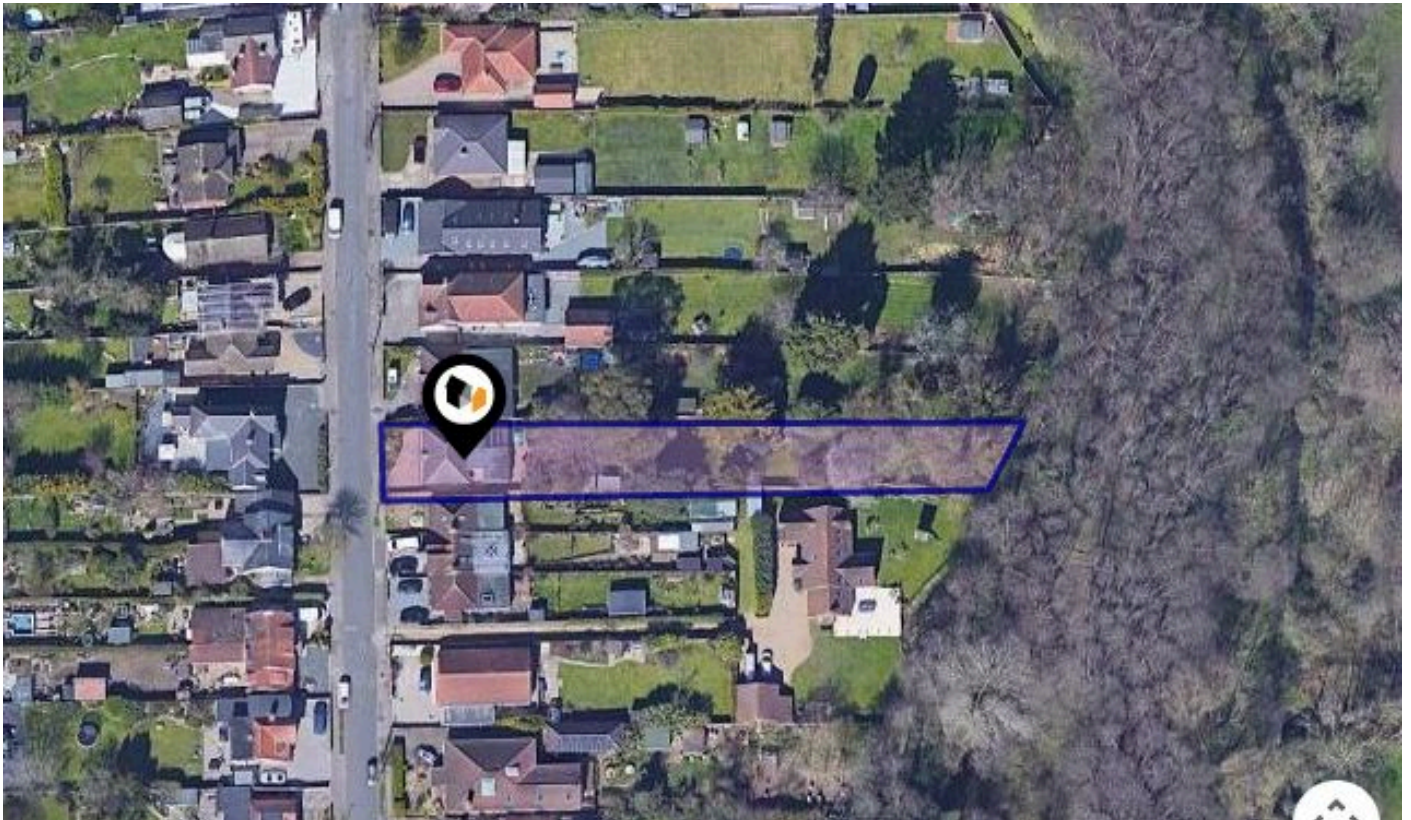


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 05th August 2025



CHESTNUT AVENUE, LOWESTOFT, NR32

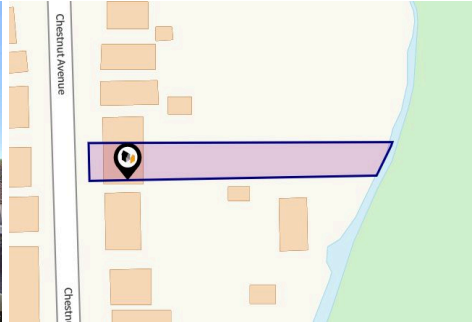
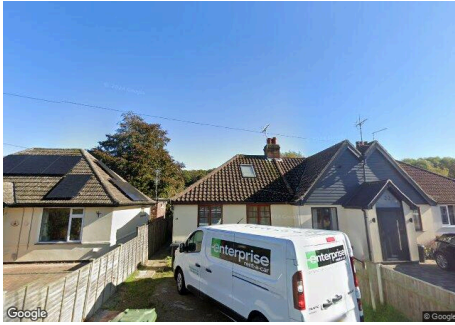
Howards

164-166 London Road North, Lowestoft, Suffolk, NR32 1HB

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Property

Type:	Detached House
Bedrooms:	3
Floor Area:	947 ft ² / 88 m ²
Plot Area:	0.3 acres
Council Tax :	Band C
Annual Estimate:	£1,975
Title Number:	SK94063

Tenure:	Freehold
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Local Area

Local Authority:	East suffolk
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

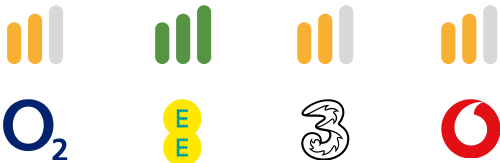
Estimated Broadband Speeds

(Standard - Superfast - Ultrafast)

5 mb/s	80 mb/s	1800 mb/s

Mobile Coverage:

(based on calls indoors)



Satellite/Fibre TV Availability:

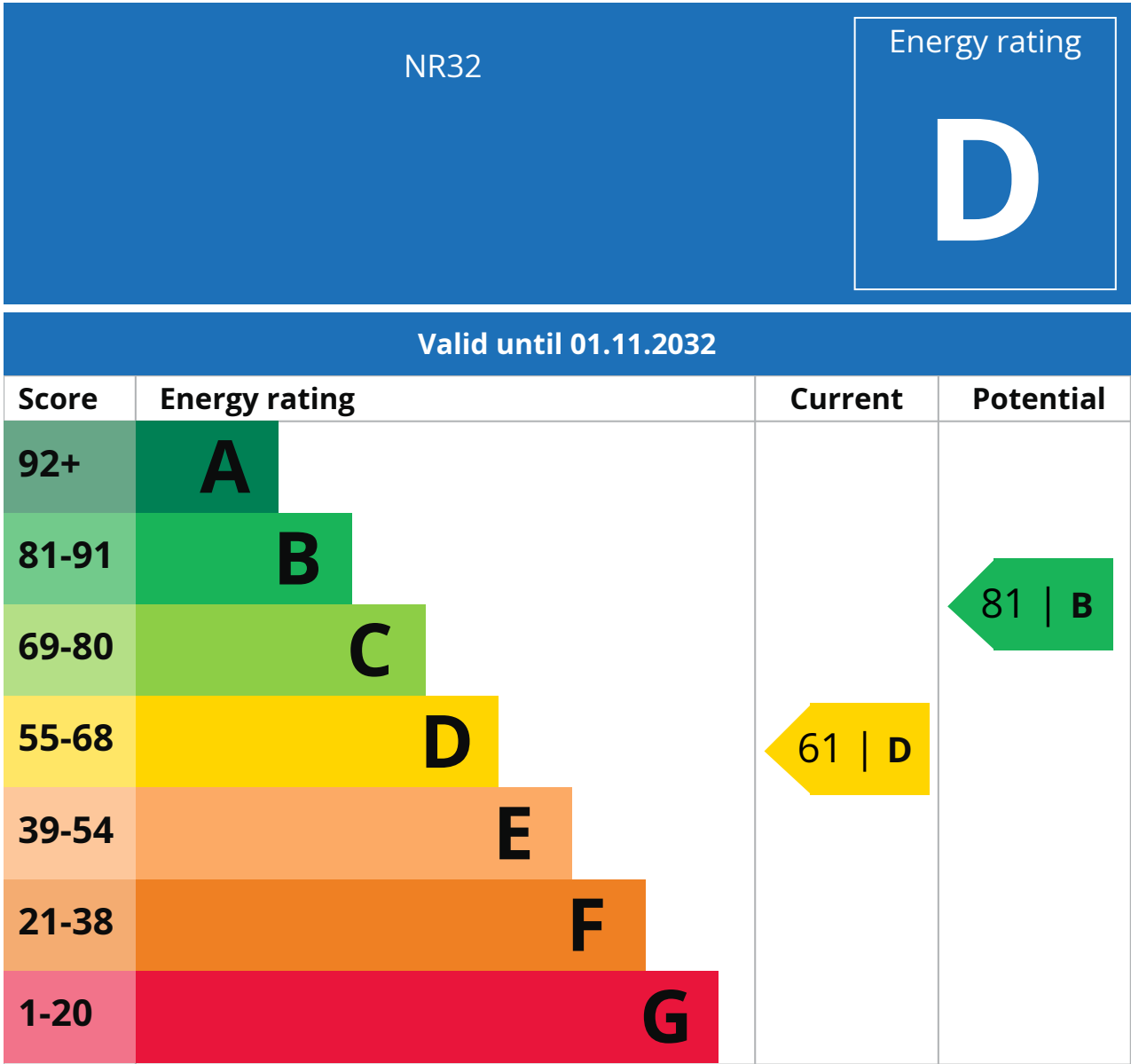


Planning History This Address

Planning records for: ***Chestnut Avenue, Lowestoft, NR32***

Reference - DC/25/0071/FUL	
Decision:	Permitted
Date:	08th January 2025
Description:	Alterations and extensions to existing dwelling including attic conversion

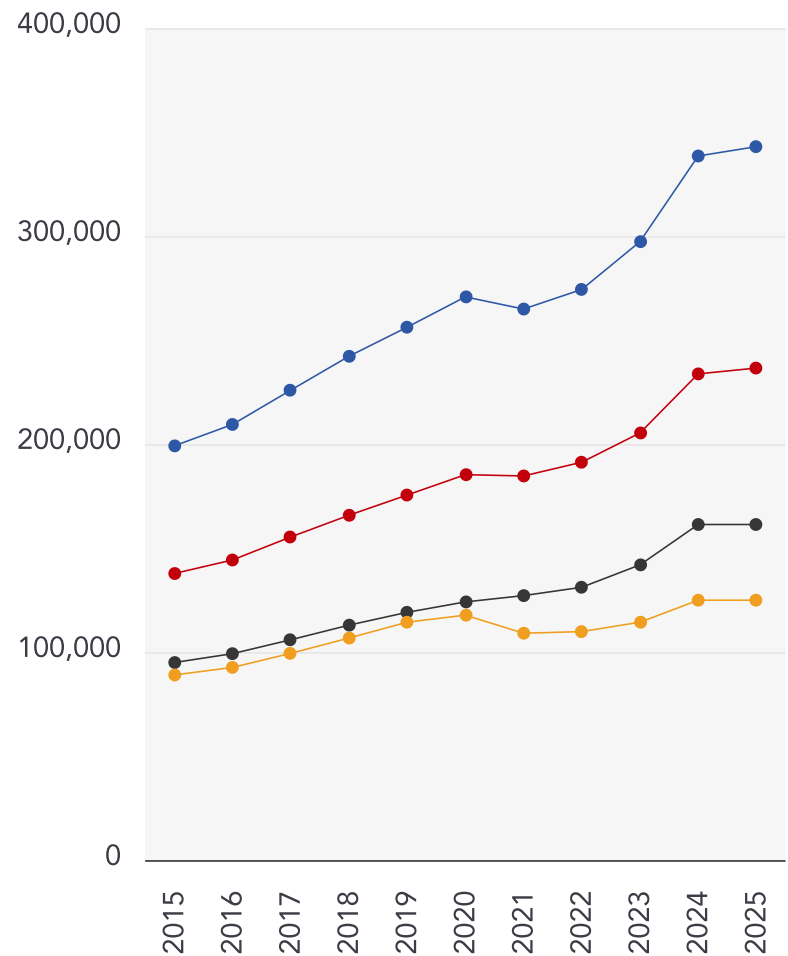
Reference - DC/23/3275/FUL	
Decision:	Permitted
Date:	21st August 2023
Description:	Alterations and extensions to existing dwelling including new entrance porch and attic conversion



Additional EPC Data

Property Type:	Bungalow
Build Form:	Detached
Transaction Type:	Marketed sale
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing installed during or after 2002
Previous Extension:	2
Open Fireplace:	0
Ventilation:	Natural
Walls:	Cavity wall, as built, no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched, 250 mm loft insulation
Roof Energy:	Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer and room thermostat
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in 67% of fixed outlets
Floors:	Suspended, no insulation (assumed)
Total Floor Area:	88 m ²

10 Year History of Average House Prices by Property Type in NR32



Detached

+72.22%

Semi-Detached

+71.67%

Terraced

+69.85%

Flat

+40.39%

Important - Please Read

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