



75 Rotterdam Road, Lowestoft

Offers in Region of £170,000

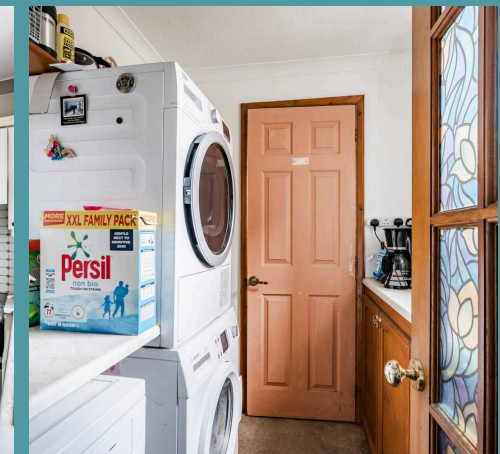
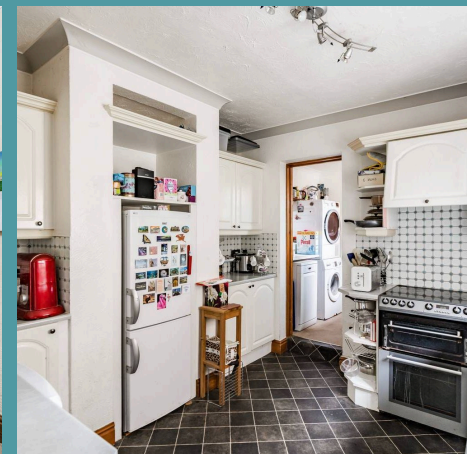
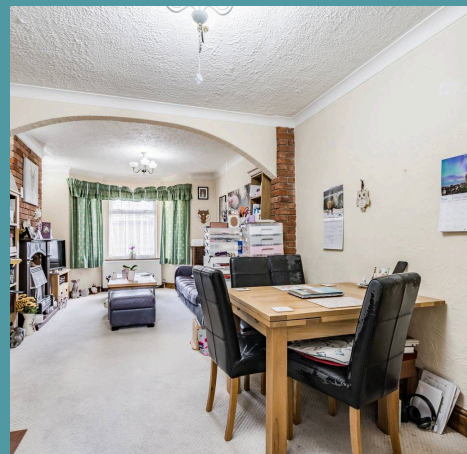
75 Rotterdam Road

Lowestoft

Presenting a traditional yet versatile layout, this mid-terrace residence has the potential for personalisation and renovation to suit your own individual requirements, suitable for a first time buyer or investor. Highlights include an open-plan living area, a kitchen with utility room and three bedrooms. Don't miss this amazing opportunity in the coastal town of Lowestoft.

Location

This home is located on the most easterly point of the British Isles, in the traditional seaside town of Lowestoft. This wonderful seaside destination is steeped in history and offers a delightful blend of coastal allure and urban convenience. With its Blue Flag award-winning sandy beaches, Victorian seafront gardens and two charming piers, residents are treated to strolls along the shore and tranquil moments amidst nature's beauty. There are a number of schools in the area to suit all ages, a range of amenities including a Post Office, Bus Station and Train Station, which both run regular services to Norwich and plenty of shopping facilities and restaurants.





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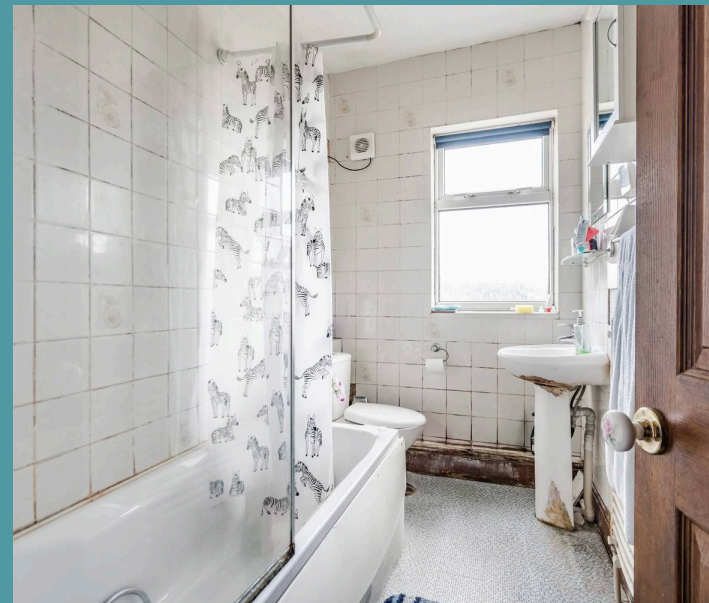
Lowestoft

Upon entering the property, you are greeted by an open-plan sitting/dining room, providing a seamless flow between relaxation and entertainment spaces. Natural light floods through the windows, enhancing the warm ambience of the room and creating a welcoming atmosphere for gathering with loved ones.

The adjacent kitchen is well-appointed and functional, complemented by a convenient utility room for added practicality. Additionally, a versatile former WC adds further convenience to the home, with the potential to be a large utility room or storage.

Ascend to the first floor where you will encounter three bedrooms, each thoughtfully designed to offer relaxation and privacy. The third bedroom has the versatility to be a home office, dressing room or storage, depending on your own requirements. The bathroom comprises of a three piece suite, accommodating all residents in the household.

Towards the rear you will find an enclosed garden, complemented by a summerhouse for your storage options. Convenient on-road parking is available, ensuring ease of access for residents and visitors.





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Agents Notes

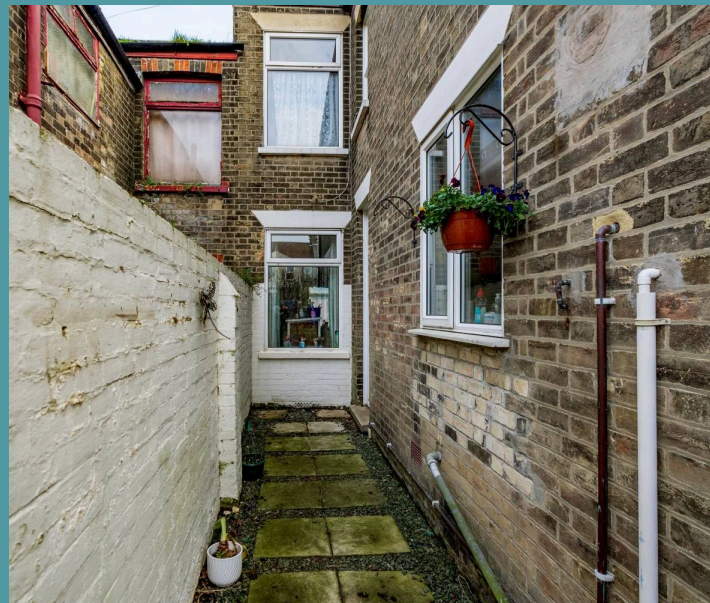
We understand that this property is freehold.

Connected to mains water, electricity, gas and drainage.

Heating system - Gas central heating.

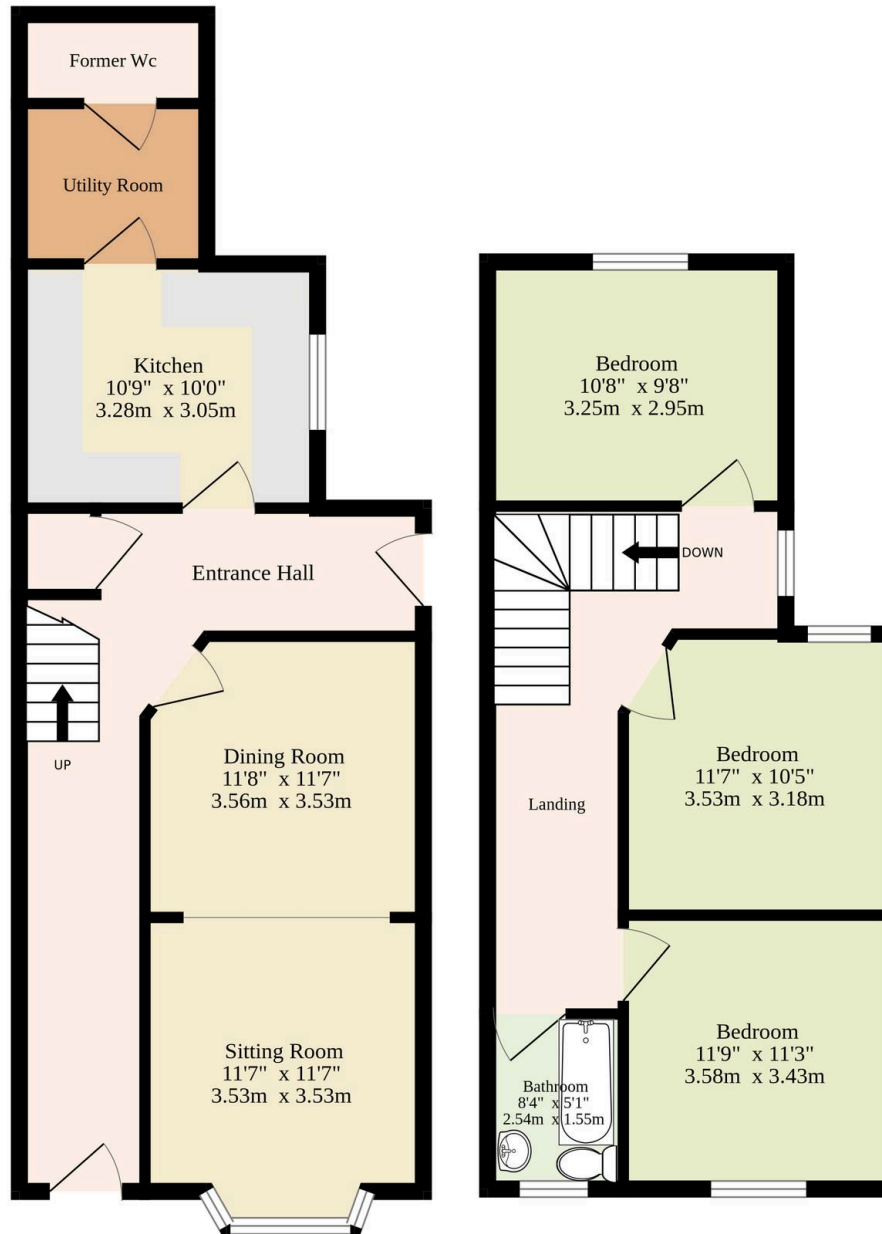
Council Tax Band: A

- Mid-terrace residence in the coastal town of Lowestoft
- Perfect first time or investment purchase
- Full of potential to renovate to your own requirements
- Open-plan sitting/dining room, suitable for relaxation and entertaining
- Kitchen complemented by a utility room and a versatile former WC
- Three bedrooms & a family bathroom
- Enclosed rear garden with a summerhouse
- On-road parking available
- In close proximity to local amenities, transport links and natural surroundings



Ground Floor
404 sq.ft. (37.5 sq.m.) approx.

1st Floor
605 sq.ft. (56.2 sq.m.) approx.



TOTAL FLOOR AREA : 1009 sq.ft. (93.7 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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