



72 Broadwaters Road, Lowestoft

Offers in Region of £280,000

72 Broadwaters Road

Lowestoft

Introducing this chain-free, recently refurbished detached bungalow offers a modern and comfortable living environment. Sitting down a quiet cul-de-sac, in the coastal town of Lowestoft, within close proximity to a wide range of amenities. Showcasing a high-quality finish with contemporary fixtures and fittings, providing a stylish and inviting space within its sitting room, brand new equipped kitchen, light-filled conservatory, two double bedrooms and a shower room, with a west-facing garden, a driveway and a garage. Don't miss the chance to acquire this home and experience all it has to offer.

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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Welcome inside, where you are greeted by a bright and airy porch. Positioned at the front of the residence is an inviting sitting room, filled with an abundance of natural light, that serves as the ideal spot for relaxation and entertaining. The brand-new kitchen is equipped with high quality wall and base units, integrated appliances, and plenty of storage space, to enhance your cooking experience. A highlight of the home is the light-filled conservatory, extending the living space and offering versatile usability as a home office, playroom, or additional reception area. This adaptable space ensures that the property can easily accommodate various needs and preferences.

The bungalow comprises two double bedrooms, each providing comfort and privacy. A well-appointed shower room completes the accommodation, with a three piece suite, ensuring convenience and practicality for every-day living.

Stepping outside, you'll find a sizeable west-facing garden, providing an expansive outdoor space for activities and enjoyment. Whether it be enjoying summer bbqs, gardening or simply relaxing in the afternoon sunshine. It is predominately laid to lawn, complemented by a timber shed and a greenhouse. Overall, it is fully enclosed so you can enjoy in seclusion. At the front of the residence is a paved driveway providing off-road parking and a garage for storage options.





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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.

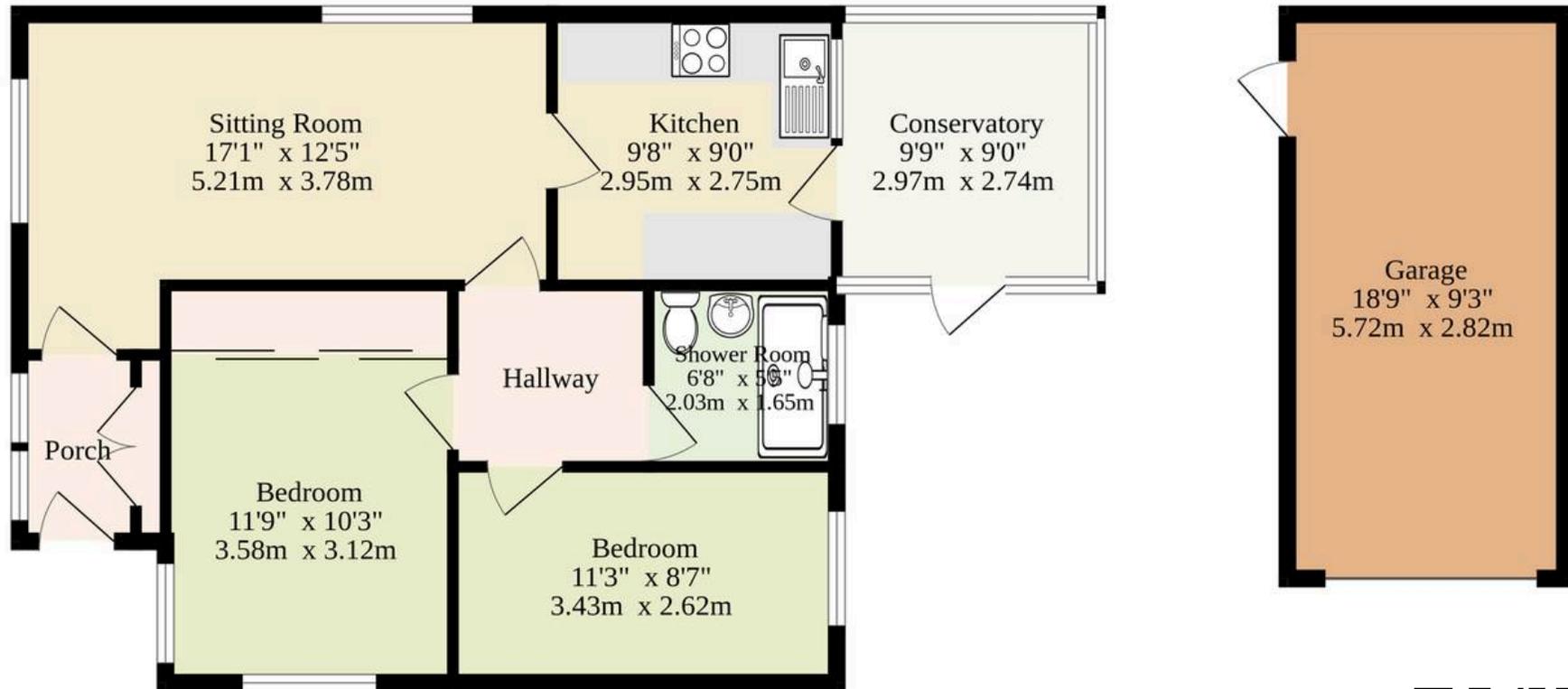
Electrics and wiring configured.

Council Tax Band: C

- Chain free
- Recently refurbished detached bungalow, down a quiet cul-de-sac in the coastal town of Lowestoft
- Presented to a high standard with contemporary fixtures and fittings, with brand new flooring and carpets throughout
- Light-filled sitting room inviting relaxation and entertaining
- Brand new kitchen equipped with high-quality wall and base units, integrated appliances and plenty of storage space
- Conservatory that extends the living space, with the flexibility to be a home office, playroom or reception space
- Two double bedroom and a shower room
- Generous size west-facing garden offering endless possibilities for outdoor activities and enjoyment
- Driveway providing off-road parking and a garage for storage options
- Close to local shops, healthcare facilities, bus routes, schools and the coast



Ground Floor 862 sq.ft. (80.1 sq.m.) approx.



Sqft Includes The Garage

TOTAL FLOOR AREA : 862 sq.ft. (80.1 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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