



179 Carlton Road, Lowestoft

£175,000 Freehold

This chain-free semi-detached home in Lowestoft, offers the perfect canvas for renovation or extension (stpp), making it a smart choice for both first-time buyers and investors. Step inside to find two welcoming reception rooms, a well-equipped kitchen, and a classic ground floor bathroom. Upstairs, two generous double bedrooms provide comfortable living, while outside, a spacious private garden with a decked terrace and a brick-weave driveway add real value. With a huge amount of opportunity, do not miss your chance to make it your own.

Council Tax band: B

Tenure: Freehold

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Location

Carlton Road is a well-situated residential street in the coastal town of Lowestoft, Suffolk, offering a convenient and community-oriented lifestyle. Located just a short distance from the town centre and the seafront, Carlton Road benefits from a range of local amenities. Within walking distance, residents can access various local shops including small convenience stores, takeaways, and independent businesses along London Road South. For larger



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Families are well served by several reputable schools nearby, including Carlton Colville Primary School, Red Oak Primary, and Benjamin Britten Academy of Music and Mathematics for secondary education. Healthcare needs are covered by a number of GP surgeries and dental practices in the area, such as the Rosedale Surgery and Kirkley Mill Health Centre, with the James Paget University Hospital located a short drive away in Gorleston.

Transport links from Carlton Road are excellent. The nearby A12 provides easy road access to Ipswich and Norwich, while Lowestoft railway station—approximately 15 minutes' walk or a short bus ride away—offers regular train services to Norwich, connecting to the wider national rail network. Local bus routes run frequently through the surrounding streets, offering efficient access to the town centre, surrounding suburbs, and coastal attractions.

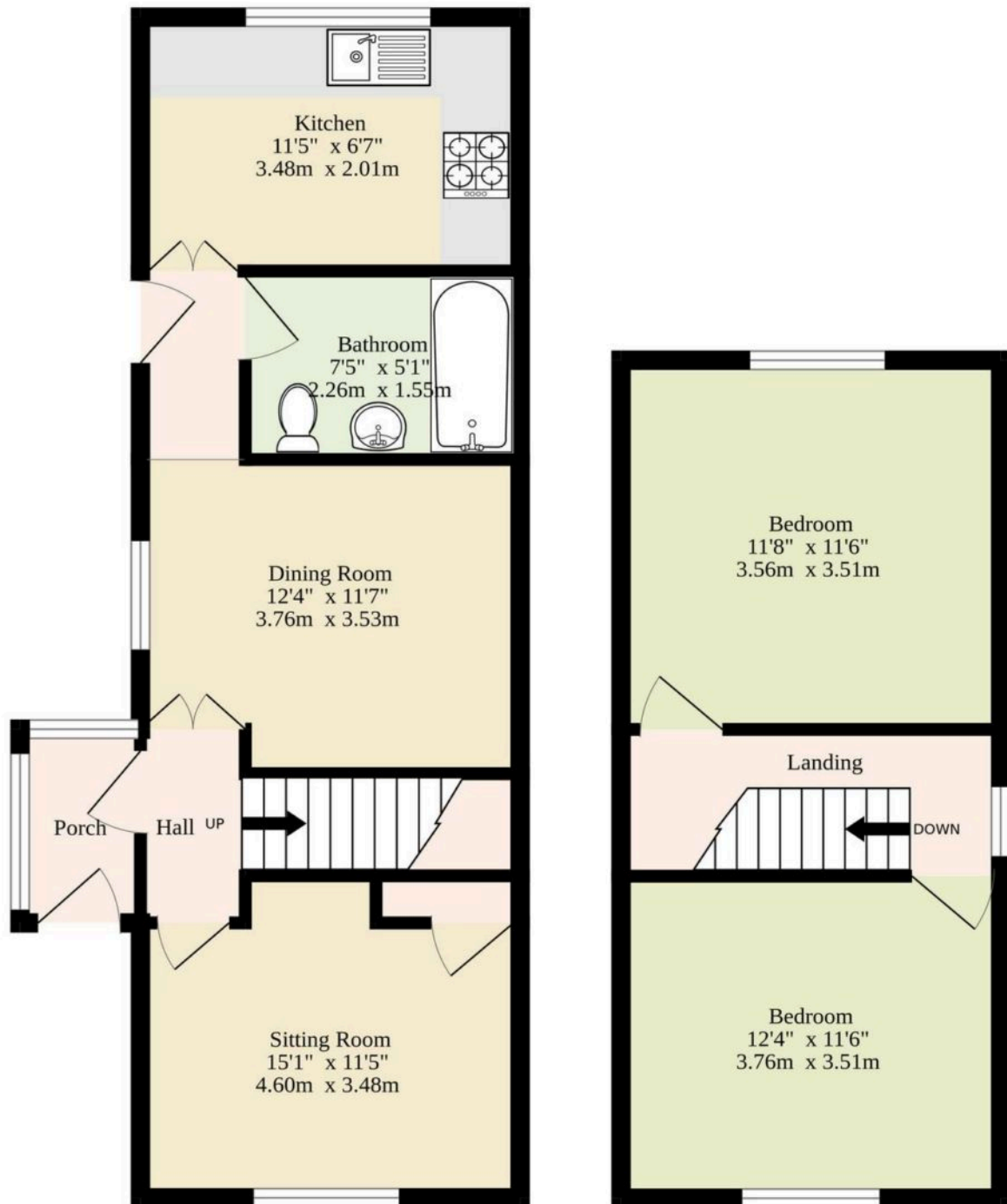
Carlton Road

Step through the welcoming porch entrance into a central hallway, which leads to two well-proportioned reception rooms – ideal spaces for both relaxing evenings and entertaining guests. At the rear of the property, the kitchen is fitted with sleek, modern cabinetry and features an integrated oven, designated space for a fridge/freezer, and a convenient under-counter area for your washing machine. Also located on the ground floor is a classic three-piece bathroom suite, providing essential comfort and functionality.



Ground Floor
462 sq.ft. (42.9 sq.m.) approx.

1st Floor
342 sq.ft. (31.8 sq.m.) approx.



TOTAL FLOOR AREA : 804 sq.ft. (74.7 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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