



57 Peregrine Way, Kessingland

In Excess of £230,000

57 Peregrine Way

Kessingland, Lowestoft

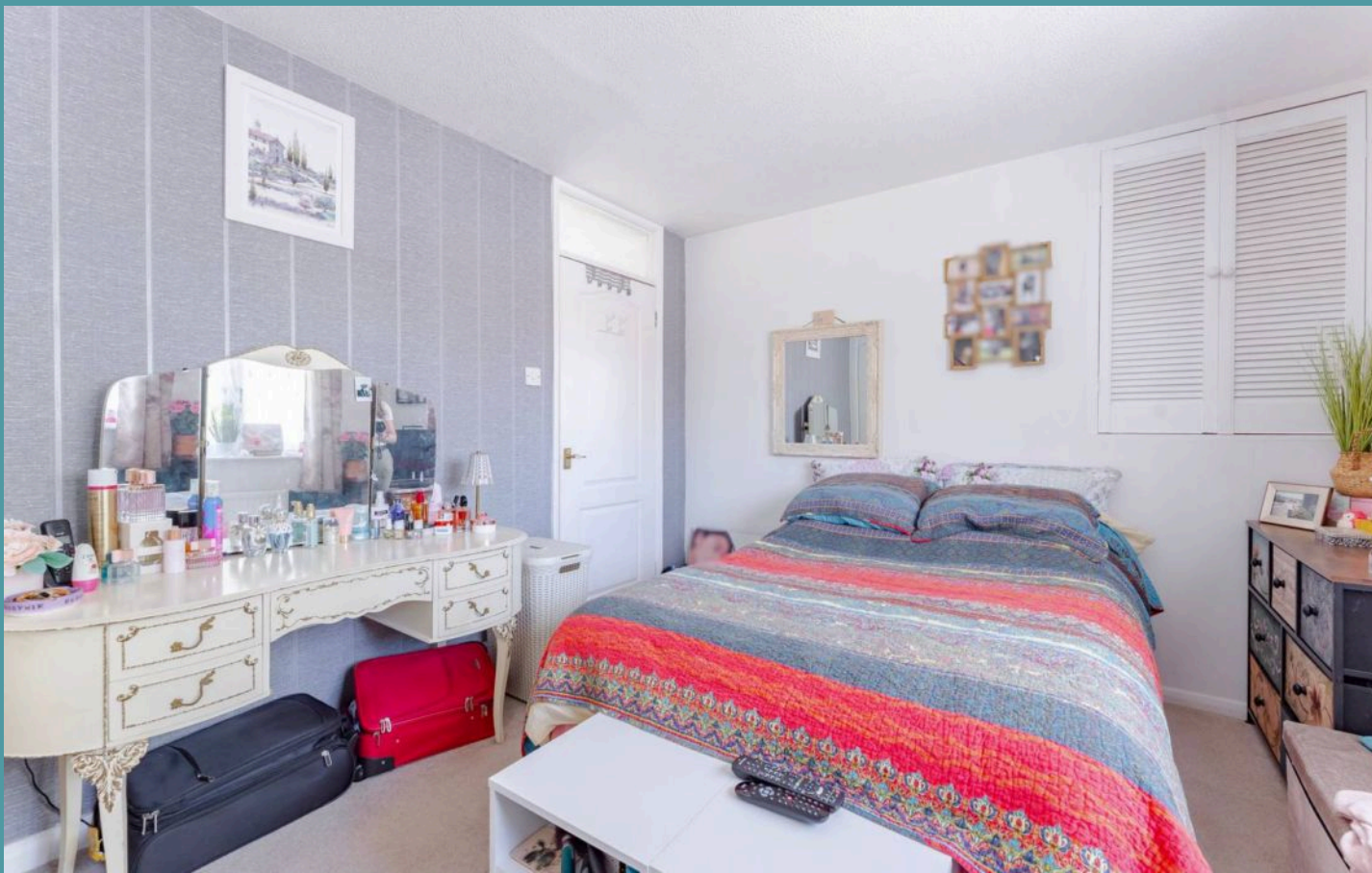
Proudly positioned down a quiet cul-de-sac in the charming seaside village of Kessingland, this beautifully presented semi-detached home offers peace, privacy, and practicality in equal measure. With no onward chain, it's ideal for first-time buyers or investors ready to move quickly. Highlights include a bright bay-fronted sitting room, an open-plan kitchen/dining area with breakfast bar, two bedrooms, and a modern bathroom. Outside, enjoy a private, well-kept garden with a patio and greenhouse, plus off-road parking via the front driveway. A fantastic opportunity just moments from the coast.

Location

Kessingland is a wonderful village nestled along the serene Suffolk coastline. Its idyllic setting and growing beach is protected by the harmonious interplay of shingle and marram grass planted by the illustrious H. Rider Haggard, beckon visitors to indulge in the tranquillity of the coastal wonders. A delightful stroll along the sandy shoreline leads you to the captivating Benacre National Nature Reserve, a haven for avid birdwatchers seeking the spectacle of migrating avian visitors during the spring and autumn seasons.

Kessingland provides all the essential amenities one could desire, from charming local shops and a welcoming post office to quaint tea rooms, delightful restaurants and Africa Alive Zoo. With convenient transport links to nearby towns like Lowestoft and Great Yarmouth, Kessingland offers the perfect fusion of seclusion and accessibility.





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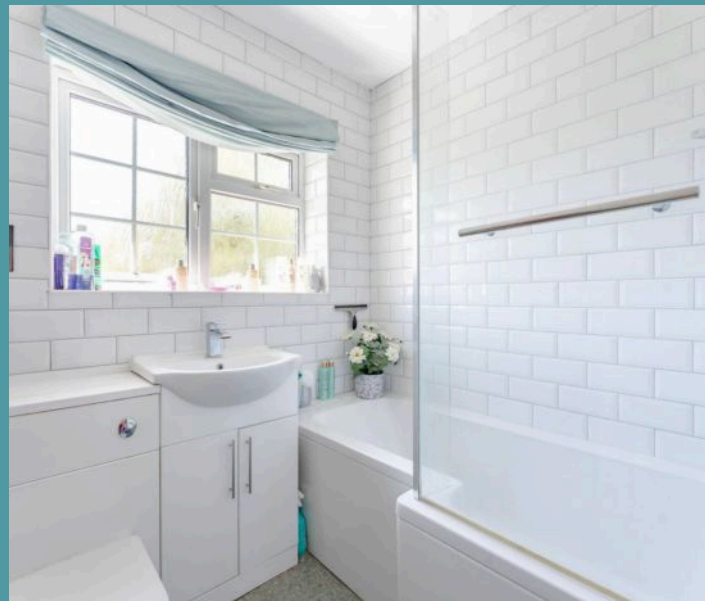
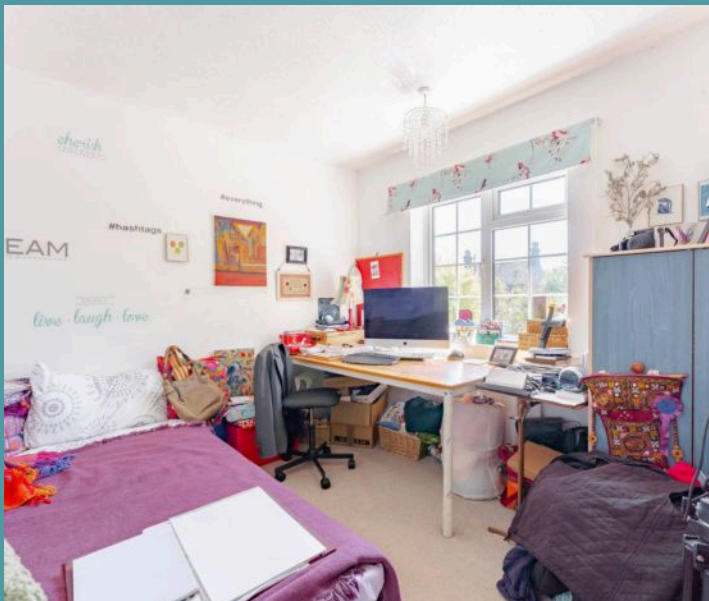
Kessingland, Lowestoft

Upon entering, you are welcomed by a bright and inviting entrance hall, setting the tone for the warmth and comfort found throughout the home. The sitting room is a delightful space, beautifully enhanced by a large bay window that allows natural light to pour in, creating a perfect environment for both relaxation and entertaining guests.

To the rear of the property lies an open-plan kitchen/dining room, thoughtfully laid out with a range of wall and base units, integrated appliances, ample storage, and a convenient breakfast bar unit, ideal for casual dining or morning coffee. This sociable space seamlessly blends practicality with comfort.

The first floor hosts two well-proportioned bedrooms, offering comfortable accommodation, alongside a modern bathroom featuring contemporary fittings and a stylish finish.

Externally, the home enjoys a well-established and private garden, complete with a maintained lawn, patio area perfect for outdoor dining or entertaining, and a greenhouse – ideal for keen gardeners. A driveway to the front provides off-road parking, ensuring practicality is matched with convenience.

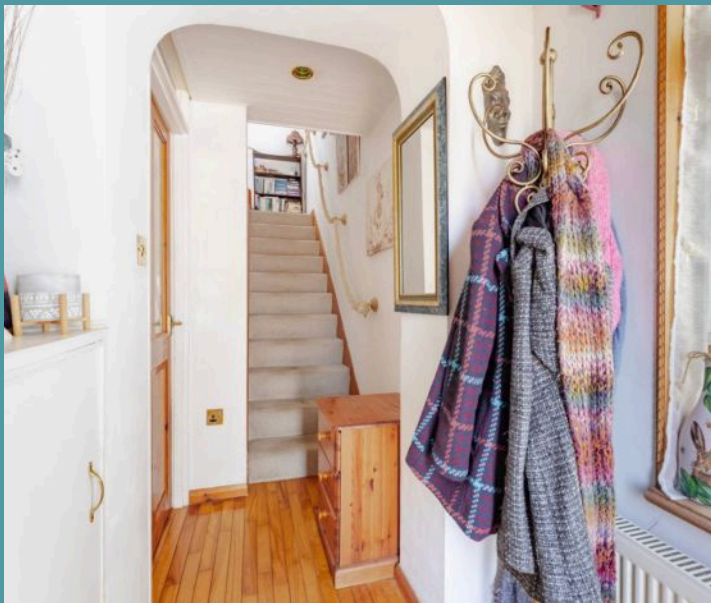




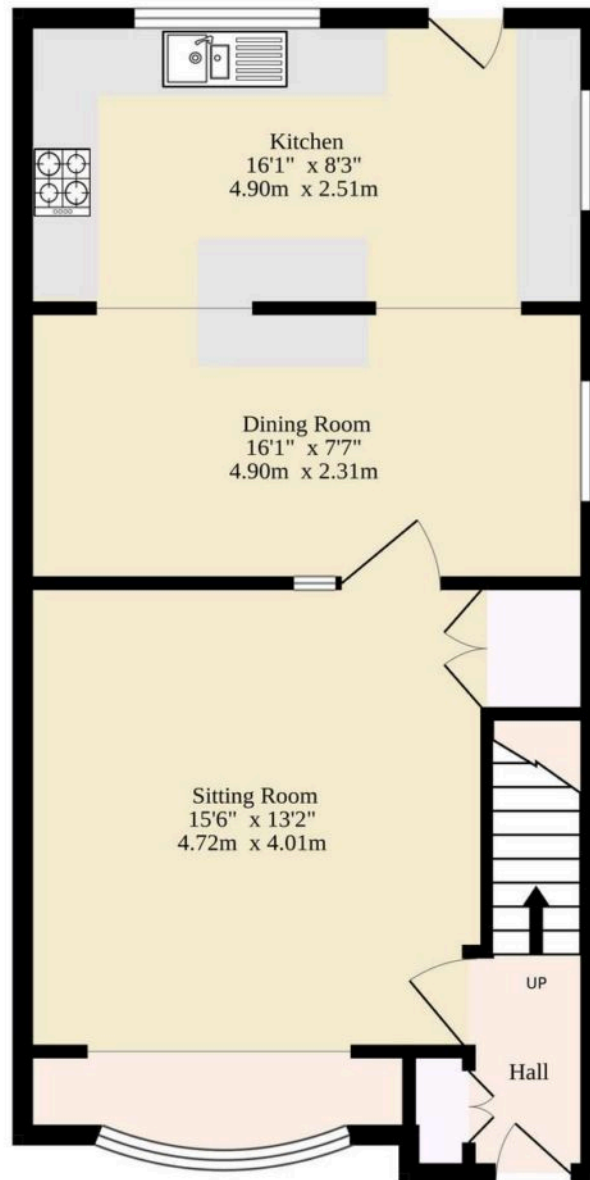
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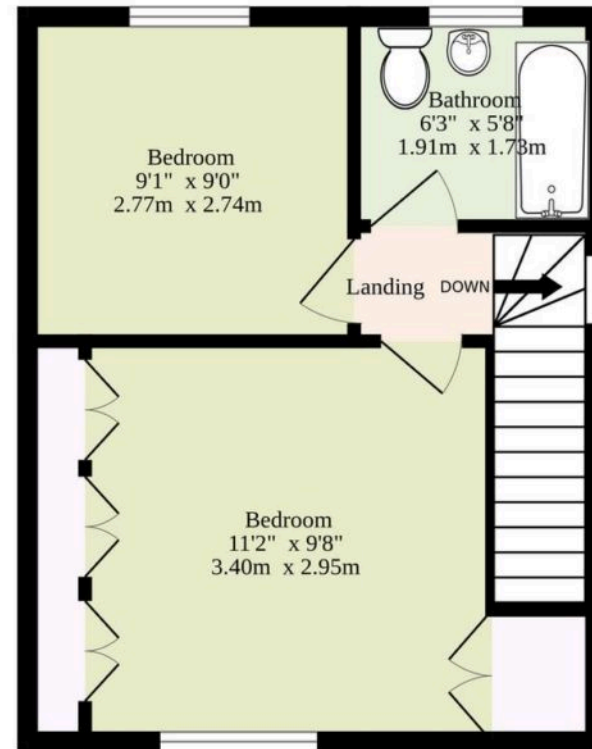
- Offered with no onward chain
- Semi-detached residence positioned down a quiet cul-de-sac, within the coastal village of Kessingland
- Perfect first home or investment purchase
- Sitting room accentuated by a large bay window, inviting relaxation and entertaining
- Open-plan kitchen/dining room equipped with a range of wall and base cabinetry, appliances and storage, with a breakfast bar unit
- Two bedrooms and a modern bathroom
- Well-established and private garden, with a maintained lawn, a patio area and a greenhouse
- Driveway providing off-road parking
- Close to local shops, schools, healthcare facilities, transport links and the scenic coast



Ground Floor
504 sq.ft. (46.8 sq.m.) approx.



1st Floor
235 sq.ft. (21.8 sq.m.) approx.



TOTAL FLOOR AREA : 739 sq.ft. (68.7 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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