



2 Grange Road, Lowestoft

Offers Over £300,000

2 Grange Road

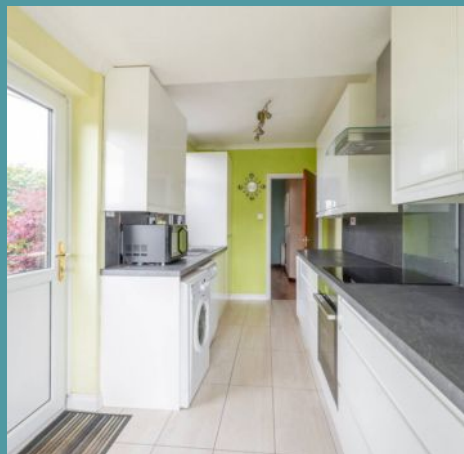
Lowestoft

Discover this chain-free detached residence, perfectly positioned on a generous plot in the sought-after town of Lowestoft. Ideal for families, this spacious home offers versatile living with exciting potential to extend or renovate (stpp). Featuring an open-plan sitting/dining area with bay window, a bright conservatory, three bedrooms, and a modern four-piece bathroom, it blends comfort with functionality. Outside, enjoy a large, private garden, complete with patio, lawn, shed, and greenhouse, plus off-road parking via a private driveway. Don't miss the chance to acquire this home and experience all it has to offer.

Location

Grange Road is situated in the southern part of Lowestoft, Suffolk, within a well-established residential neighbourhood. The area is predominantly residential, lined with a mix of post-war and more modern housing, and benefits from its proximity to key amenities. Local shopping needs are catered to by nearby convenience stores and small retail outlets along the adjoining Gorleston Road and within the wider Oulton Broad area, which also hosts supermarkets, cafes, and independent shops. Families on Grange Road are served by several good local schools, including Woods Loke Primary and The Limes Primary Academy, both within a short drive or walk. Secondary education is available at Ormiston Denes Academy and East Point Academy, both accessible via local transport routes.

Healthcare needs are met by nearby GP practices such as Bridge Road Surgery and Kirkley Mill Health Centre, while pharmacies and dental practices are dotted throughout the surrounding area. In terms of





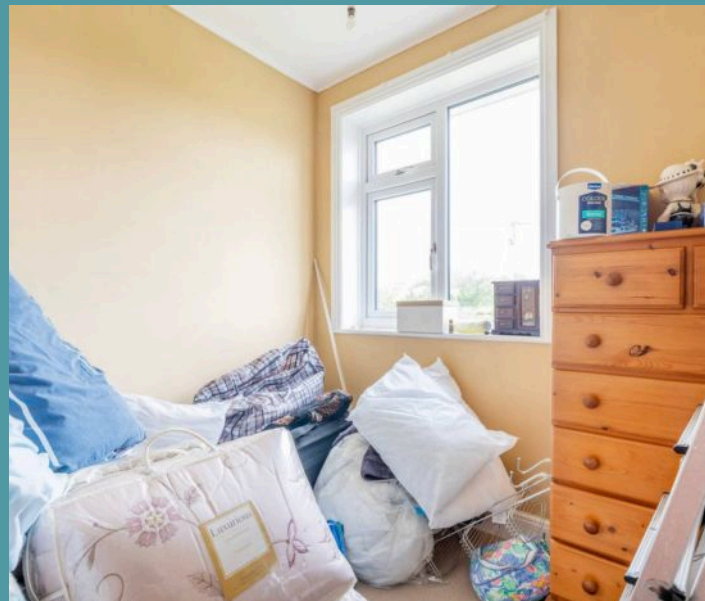
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Upon entering, you are welcomed into a spacious open-plan sitting and dining room, enhanced by a large bay window that floods the space with natural light—perfect for both relaxing evenings and lively gatherings. Adjacent to this is a light-filled conservatory, seamlessly extending the living area and providing a year-round connection to the outdoors. The well-appointed kitchen features modern wall and base units, an integrated oven, and under-counter space for your appliances, ensuring both style and functionality.

Upstairs, the property offers three bedrooms, two of which include built-in storage solutions, making the most of the internal space. The family bathroom is fitted with a modern four-piece suite, comprising a bathtub, separate shower, basin, and WC.

Outside, the home continues to impress with a large, private rear garden—a true highlight of the property. It is thoughtfully landscaped with a laid-to-lawn area, patio perfect for outdoor dining, a timber storage shed, and a greenhouse—ideal for keen gardeners or families seeking outdoor space to enjoy. A private driveway offers off-road parking, providing both practicality and convenience.

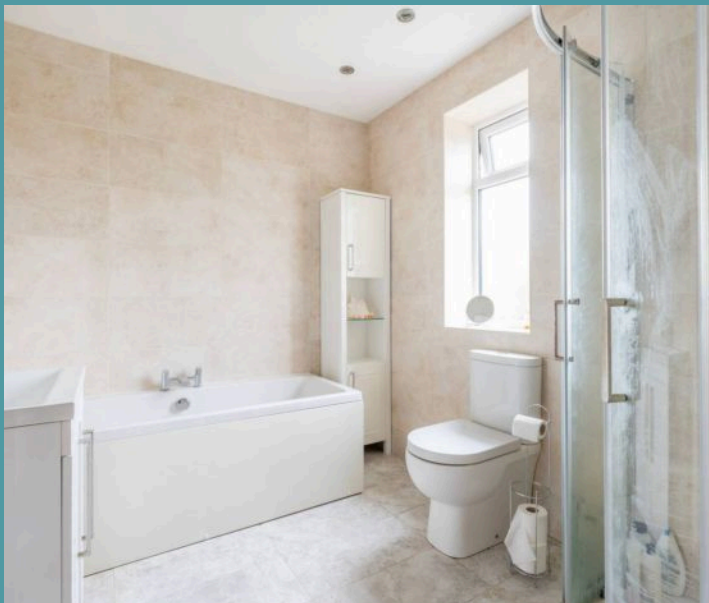




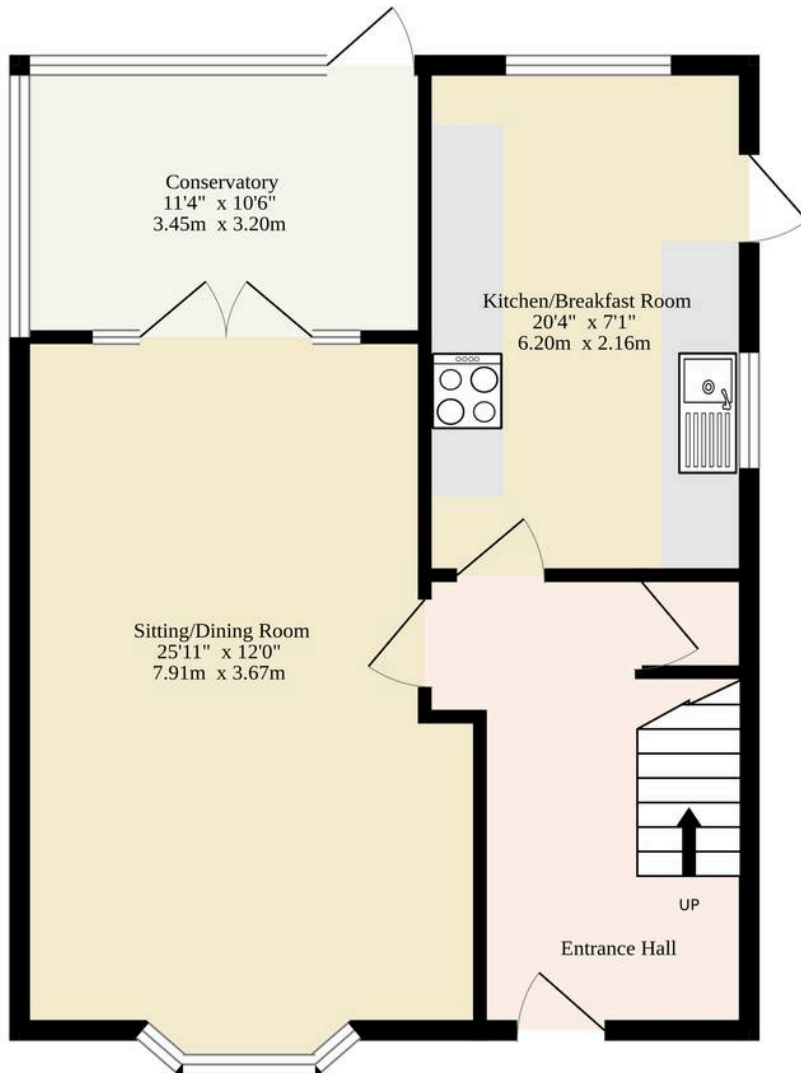
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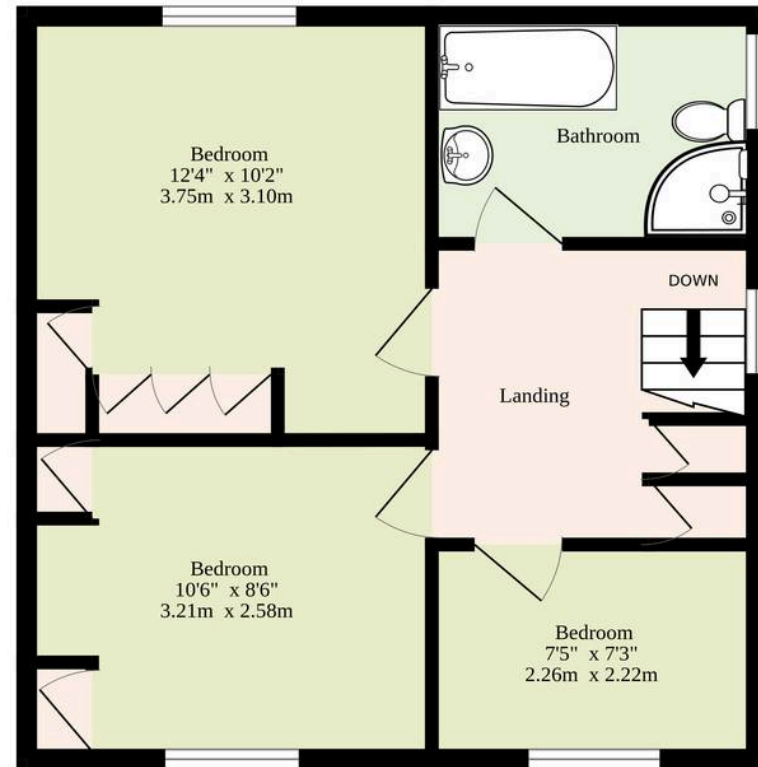
- Chain free
- Detached residence proudly positioned on a generous size plot, in the coastal town of Lowestoft
- Perfect family home with the potential to extend or renovate (stpp)
- Open-plan sitting/dining room accentuated by a bay window, inviting relaxation and entertaining
- Light-filled conservatory that extends the reception space, allowing you to enjoy the outdoors within the comfort of your home
- Kitchen fitted with modern wall and base cabinetry, an integrated oven and under-counter areas for your own appliances
- Three bedrooms and a family bathroom, comprising of a four-piece suite
- Large and private garden that is well-maintained, with a patio area, a laid to lawn, a timber storage shed and a greenhouse
- A driveway providing off-road parking
- Close to local shops, schools, healthcare facilities and transport links



Ground Floor
575 sq.ft. (53.4 sq.m.) approx.



1st Floor
268 sq.ft. (24.9 sq.m.) approx.



Sqft Excludes Hallways And The Bathroom

TOTAL FLOOR AREA : 843 sq.ft. (78.3 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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