



Minors & Brady

6 Dixon Drive, Oulton Broad

Guide Price £290,000 - £310,000

6 Dixon Drive

Oulton Broad, Lowestoft

A rare gem in the heart of South Oulton Broad, this impeccably modernised detached bungalow redefines contemporary living. Perfectly positioned on a spacious corner plot, it showcases an exquisite blend of high-end finishes and thoughtful design, from the rich solid Parquet wood flooring to the bespoke plantation blinds. The expansive sitting room is bathed in natural light and centres around an original fireplace, while the gourmet kitchen is a masterpiece with its sleek high-gloss units, Onyx worktops, and top-of-the-line AEG appliances. Two generous double bedrooms and a stylish bathroom offer ultimate comfort, while the wrap-around garden, featuring a patio and purpose-built veranda, creates a private retreat for relaxation and entertaining. With a detached garage, off-road parking, and a seamless flow between indoor and outdoor living, this bungalow offers unparalleled luxury and an enviable lifestyle in one of the area's most sought-after neighbourhoods.





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Location

Oulton Broad is a wonderful area of Suffolk close to the popular seaside town of Lowestoft. Oulton Broad is one of the finest stretches of inland water in the UK and forms the southern gateway to the Broads National Park. A popular place to come for water sports such as; sailing, canoeing, rowing, boating and walking as well as pampering & self-indulgence sessions in restaurants, cafes, pubs, wine bars, shops & health & beauty salons. Adjoining and within walking distance from the park is Carlton Marshes, a 151 hectare nature reserve managed by Suffolk Wildlife Trust, ideal for any nature lovers or avid walkers. Oulton Broad is well connected with 2 train stations offering direct services to Norwich and Ipswich.

Dixon Drive

Upon arrival, the welcoming porch entrance sets the tone for the home, leading seamlessly into a spacious entrance hall complete with a built-in storage cupboard for added convenience.



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The heart of the home is the spacious sitting room, where natural light floods the space through large windows, enhancing the inviting atmosphere. The room's focal point is the original fireplace, featuring a Baxi fire and raised heart, an ideal spot for relaxing or entertaining guests. French doors lead directly out into the beautifully landscaped garden, creating a seamless flow between indoor and outdoor living spaces.

The kitchen is a true highlight, featuring a fully fitted contemporary range of high-gloss fronted wall and base units. These units are complemented by concealed pelmet and plinth lighting, which adds a touch of elegance and warmth to the space. The striking Onyx worktop, with its Shark nose profile edge, provides ample space for food preparation, while the integrated appliances, including a fitted AEG single oven with steam function, ceramic hob, AEG extractor, and integrated Zanussi appliances (fridge/freezer, microwave, slimline dishwasher, and washing machine), ensure the kitchen is both functional and stylish. Ceramic flooring with underfloor heating offers added comfort, while sealed unit double-glazed windows and a matching rear entrance door contribute to the home's modern, efficient design.



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The home features two generously sized double bedrooms, each thoughtfully designed to offer the utmost comfort and privacy. The bathroom is equally as impressive, showcasing a contemporary three-piece suite with sleek, modern finishes and high-end fittings that complement the home's aesthetic.

The wrap-around garden is beautifully landscaped, featuring a large expanse of laid-to-lawn, perfect for enjoying the outdoors. A spacious patio area offers ideal space for seating arrangements, while the purpose-built veranda provides a sheltered spot to relax. A timber storage shed adds practical storage options, completing the outdoor space. For convenience, the property flaunts a driveway offering ample off-road parking, in addition to a detached garage which provides extra storage space for tools, equipment, or hobbies.

Agents note

Freehold

New combi boiler 3 years ago

Underfloor heating to kitchen and bathroom





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- Detached bungalow set on a generous corner plot in the sought-after area of South Oulton Broad
- Undergone extensive modernisation with high-quality fixtures and fittings throughout
- Made-to-measure plantation blinds, solid Parquet wood flooring and double glazed windows
- Spacious sitting room filled with an abundance of natural light, accentuated by an original fireplace with a Baxi fire and a raised hearth, inviting relaxation and entertaining
- Set of French doors leading out to the garden, creating a seamless flow for indoor-outdoor living
- Kitchen/dining room equipped with a full range of high gloss cabinetry with plinth lighting, quartz worktops, premium integrated appliances and ceramic flooring with underfloor heating
- Two double bedrooms and a bathroom flaunting a contemporary three-piece suite
- Wrap-around garden that is beautifully landscaped, showcasing a large laid to lawn, a patio for seating arrangements, a purpose built veranda and a timber storage shed
- A driveway providing off-road parking and a detached garage for storage options
- Close to local shops, schools, healthcare facilities and transport links

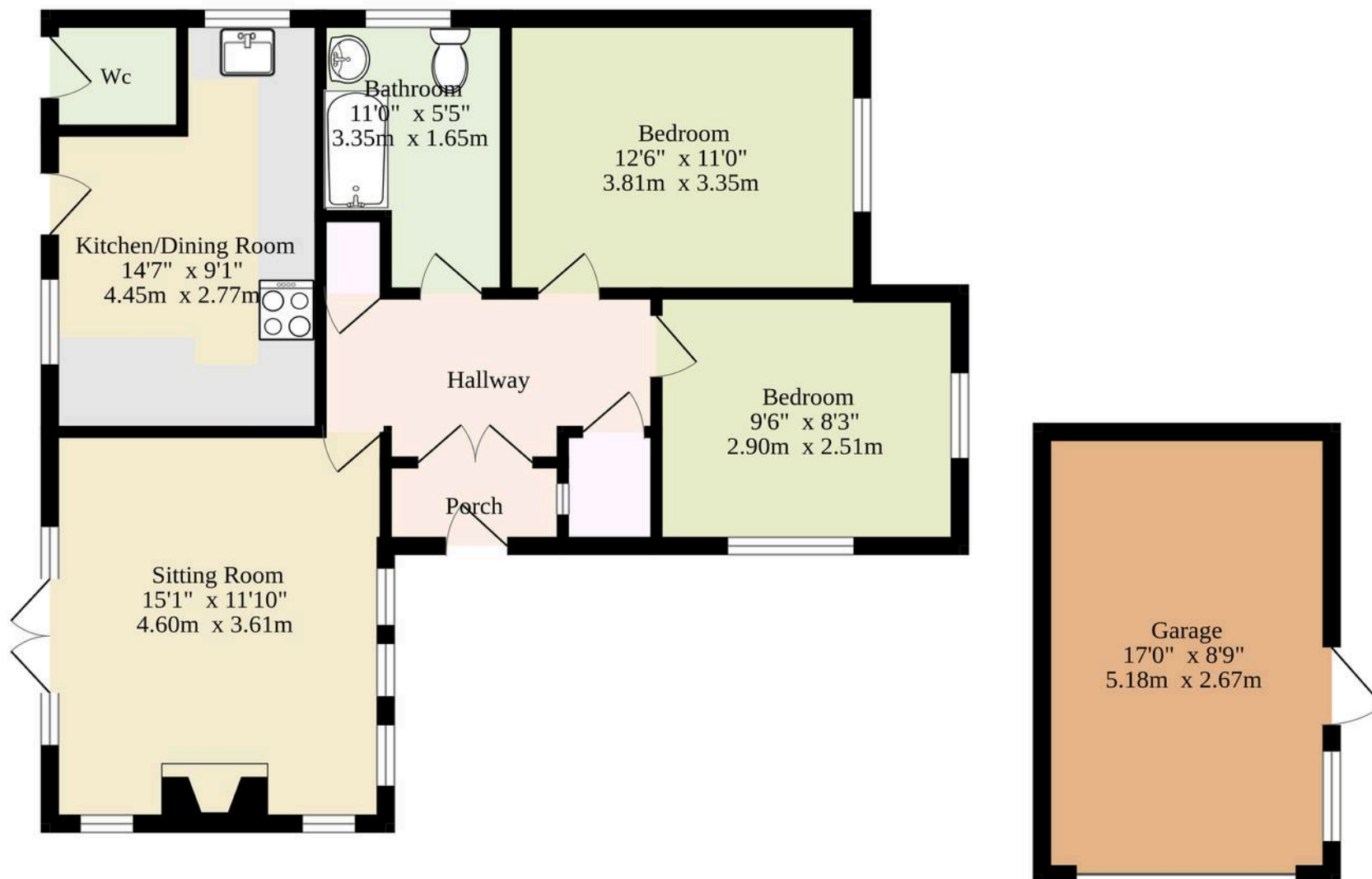


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Ground Floor
829 sq.ft. (77.0 sq.m.) approx.



Sqft Includes The Garage

TOTAL FLOOR AREA : 829 sq.ft. (77.0 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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