



39 Marine Parade, Lowestoft

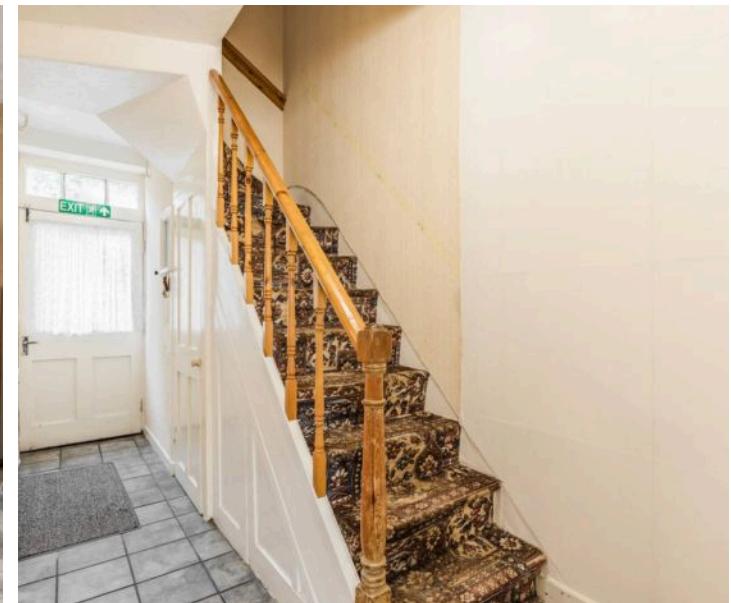
Lowestoft

Minors & Brady

39 Marine Parade

Lowestoft

Enjoy uninterrupted views of Lowestoft's award-winning sandy beach from this beautifully proportioned Victorian home, combining period charm with practical modern living. Perfect for families, second-home buyers, or investors, the property offers six versatile bedrooms, two spacious reception rooms, and a kitchen ready for personalisation, providing a flexible layout that can adapt to your needs, whether for entertaining, working from home, or accommodating guests. Original features, high ceilings, and large bay windows flood the interior with natural light, while the private, low-maintenance garden with patio and artificial lawn creates an inviting outdoor retreat. With WCs on each upper floor, a top-floor shower room, and off-road parking for three vehicles, this is a rare opportunity to secure a coastal home that blends heritage, space, and lifestyle in a prime seafront location, just moments from the vibrant heart of Lowestoft.





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39 Marine Parade

Lowestoft

- Victorian residence set over four floors, proudly positioned in the coastal town of Lowestoft
- Uninterrupted views of Lowestoft's award-winning sandy beach
- Perfect for those searching for a coastal family home, a second home or an investment purchase
- Spacious and flexible accommodation that can adapt to your own preferences and style
- Two receptions rooms, currently configured as a comfortable sitting room and a formal dining room
- Kitchen fitted with cabinetry, a freestanding oven, space for a fridge/freezer and plumbing for laundry appliances, ready for you to make your own
- A total of six bedrooms across three floors, a WC on the first three floors and a shower room on the fourth floor
- A private, maintained garden featuring a patio area, well-established planted beds and an artificial lawn
- Off-road parking for 3 vehicles
- Moments away from the town centre, Lowestoft train station and Pakefield's scenic beach



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Location

Marine Parade in Lowestoft is a prominent and sought-after seafront location situated on the eastern edge of Suffolk, offering stunning views of the North Sea. This picturesque stretch runs parallel to the beach and is within walking distance of the town centre. The area is well-served by a variety of local amenities. Nearby shops include a mix of independent retailers, cafes, and convenience stores along London Road South and Kirkley Cliff Road, providing residents with everyday essentials and charming local services. Schools in the vicinity include the well-regarded Kirkley Nursery & Early Years Centre, Pakefield Primary School, and East Point Academy, making it a practical choice for families. Healthcare facilities are easily accessible, with Kirkley Mill Health Centre and several local pharmacies nearby, as well as the James Paget University Hospital just a short drive away in Gorleston. Marine Parade also benefits from strong transport links, with Lowestoft railway station offering direct services to Norwich and Ipswich, and regular local bus routes connecting the area to surrounding neighbourhoods and coastal towns.



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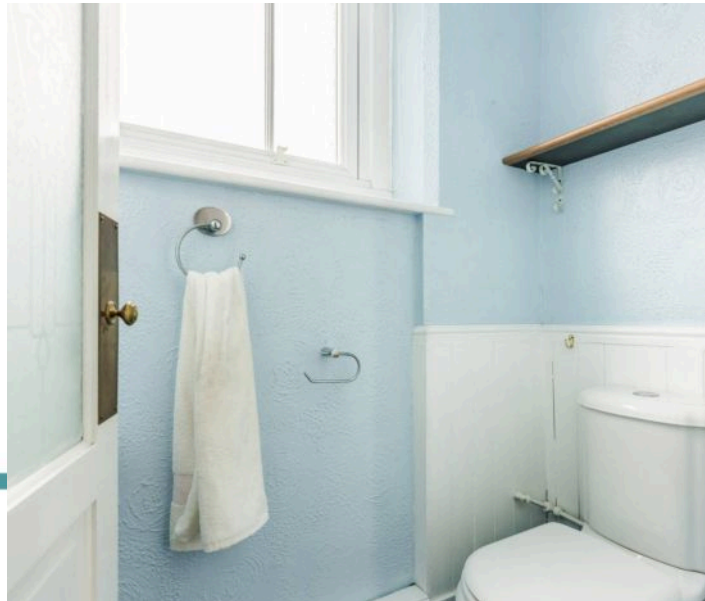
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From the moment you arrive, the property exudes classic period appeal, with generous proportions and original features that reflect its heritage. Inside, the home offers a rare blend of flexibility and comfort, providing the opportunity to tailor the space to suit your own tastes and way of life.

The ground floor and basement features two generous reception rooms: a bright and welcoming sitting room with views to the front, perfect for relaxing with a book or entertaining guests, and a more formal dining room ideal for hosting dinners or family celebrations. High ceilings and large bay windows throughout invite natural light and enhance the sense of space, while maintaining the home's elegant Victorian atmosphere.

To the rear of the basement, the kitchen provides a blank canvas ready for your personal touch. Fitted with cabinetry, a freestanding oven, and space for a fridge/freezer, alongside plumbing for laundry appliances, it's perfectly suited to those looking to adapt to their own style.

Across the upper three floors, you'll find six versatile bedrooms, offering plenty of room for a growing family, guests, or the creation of home offices, studios, or dressing rooms — however your lifestyle demands. Each floor is served by a WC for convenience, and the top floor includes a shower room.



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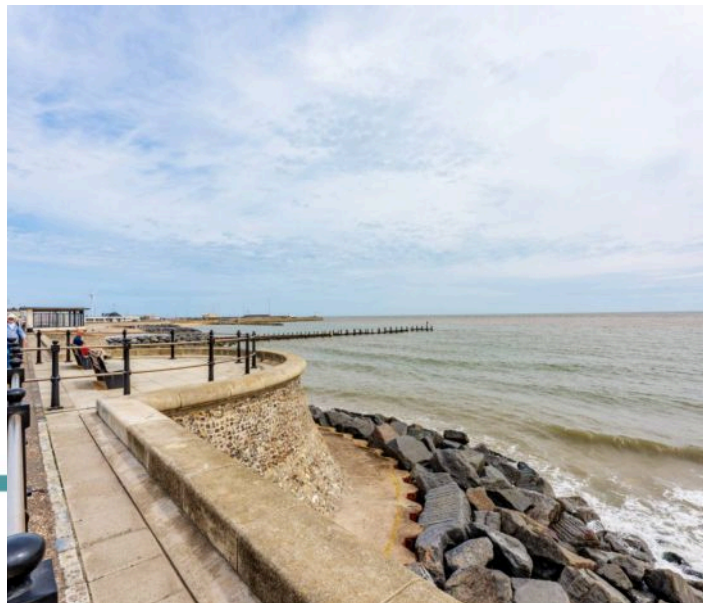
Lowestoft


Outside, the lifestyle continues with a beautifully maintained private garden — a quiet sanctuary for al fresco dining, morning coffee, or summer gatherings. A thoughtfully designed patio area, established planting, and a practical artificial lawn combine to create a low-maintenance yet inviting outdoor space. The added bonus of off-road parking for three vehicles makes everyday living easy and stress-free.

This is more than a house — it's a home where coastal living meets period charm and practical modernity. With the beach quite literally on your doorstep and the vibrant community of Lowestoft just moments away, it offers the very best of seaside living without compromise. Whether you're dreaming of watching sunrises over the sea, hosting loved ones in generous surroundings, or securing a property with exceptional lifestyle and investment potential, this Victorian gem delivers it all.

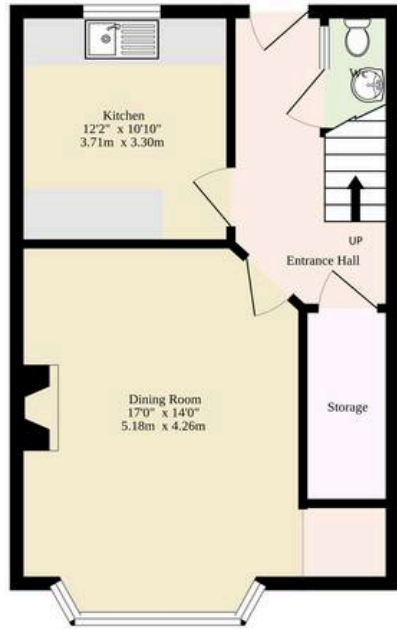
Agents note

Freehold

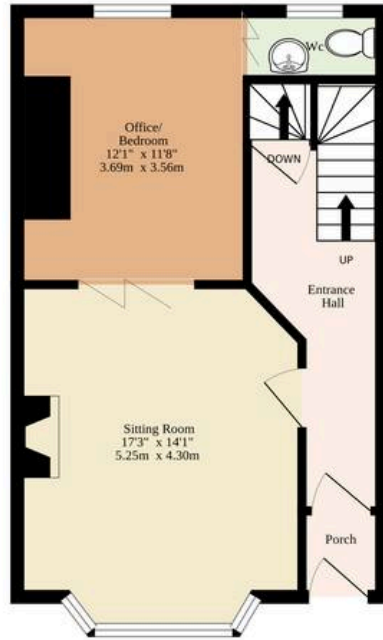


Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	67	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales			EU Directive 2002/91/EC 

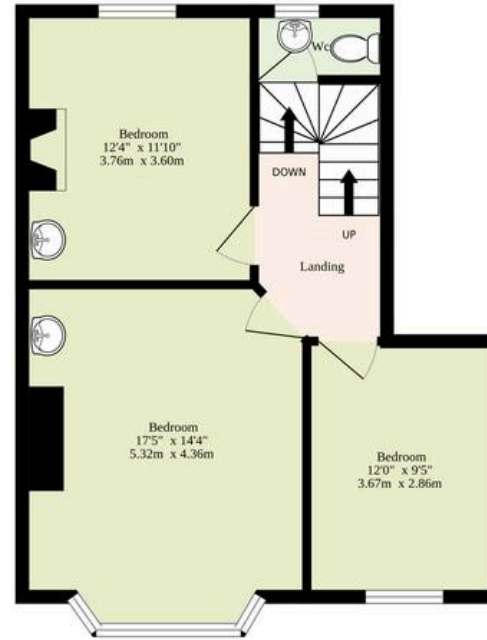
Basement
465 sq.ft. (43.2 sq.m.) approx.



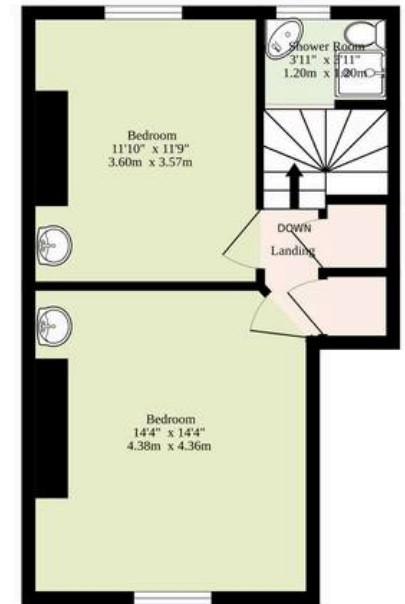
Ground Floor
471 sq.ft. (43.8 sq.m.) approx.



1st Floor
583 sq.ft. (54.2 sq.m.) approx.



2nd Floor
418 sq.ft. (38.8 sq.m.) approx.



TOTAL FLOOR AREA : 1938 sq.ft. (180.0 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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