



4 Rodber Way, Lowestoft

Lowestoft

Minors & Brady

4 Rodber Way

Lowestoft

Set on the desirable Park Hill estate in Lowestoft, this detached family home offers a versatile and spacious layout designed for everyday living. Light-filled and welcoming, the property features a generous sitting room with a bay window, a dining area ideal for family meals, and a well-equipped kitchen with a practical utility room. Upstairs, four bedrooms provide built-in storage, including a principal suite with an en-suite, alongside a family bathroom. Outside, a private, well-maintained garden with multiple patios invites relaxation and outdoor gatherings, while a brick-weave driveway and integral garage ensure convenient parking and storage.

- Detached residence proudly positioned on the Park Hill estate in the coastal town of Lowestoft
- Family home that showcases spacious and flexible accommodation that can easily adapt to your own preferences and style
- Spacious sitting room with a bay window, inviting relaxation and entertaining
- Internal double doors that open into the dining room, encouraging intimate family meals and gatherings
- Kitchen fitted with a range of cabinetry, an integrated oven, areas for your own appliances and a functional utility room
- Four bedrooms with built-in storage, a private en-suite and a family bathroom
- A private, well-maintained garden featuring a laid to lawn, multiple patios for seating arrangements and a timber storage shed
- A brick-weave driveway providing off-road parking and an integral garage for storage options
- Close to a wide range of amenities





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Location

Rodber Way is a peaceful residential street within the Park Hill estate in Lowestoft, offering a quiet, suburban setting while remaining close to essential amenities. For day-to-day needs, local convenience stores and small shops are just a short walk or drive away in the surrounding streets of Park Hill and Gunton. The town centre of Lowestoft is easily accessible, providing a wider selection of supermarkets, cafes, and independent retailers.

Families benefit from nearby educational facilities, including Gunton Primary Academy and Benjamin Britten Academy of Music and Mathematics, both within close reach. Schooling is further supported by nearby institutions such as Ormiston Denes Academy and East Point Academy, ensuring a variety of options for children and teenagers.

Transport links are strong: Lowestoft Railway Station provides connections to Norwich and Ipswich, and local bus routes make commuting within the town and along the coast straightforward. For those with cars, the surrounding road network offers easy access to the A12 and coastal routes.



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Step through the welcoming entrance hall, where a convenient WC and under-stairs storage enhance daily functionality. The spacious sitting room, bathed in natural light from a charming bay window, provides the perfect setting for both relaxed evenings and lively entertaining. Internal double doors seamlessly connect the sitting room to the dining area, creating an inviting space for intimate family meals or larger gatherings with friends.

The kitchen is thoughtfully fitted with a range of cabinetry, an integrated oven, and generous areas for your own appliances, complemented by a practical utility room to streamline everyday chores. Upstairs, four well-proportioned bedrooms offer built-in storage, with the principal bedroom benefiting from a private en-suite, while a family bathroom serves the remaining rooms.



4 Rodber Way

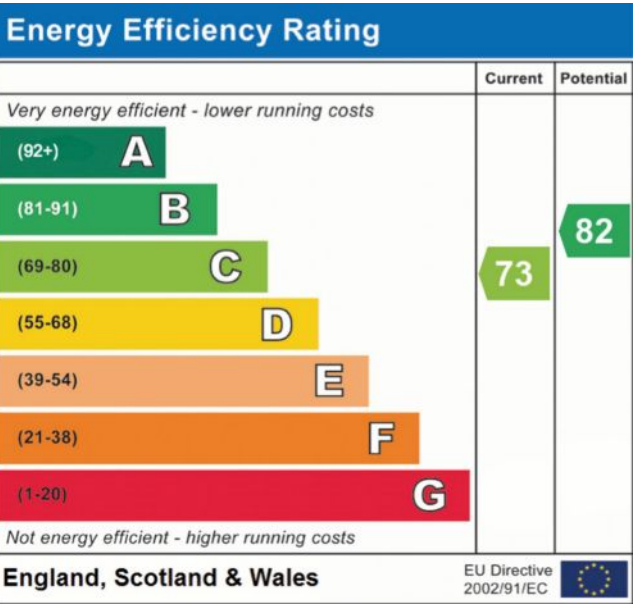
Lowestoft

Outside, the home continues to impress with a private, well-maintained garden featuring a laid to lawn, multiple patios ideal for alfresco dining or sun-soaked relaxation, and a timber storage shed for added convenience. A brick-weave driveway provides ample off-road parking, and an integral garage offers versatile storage options.

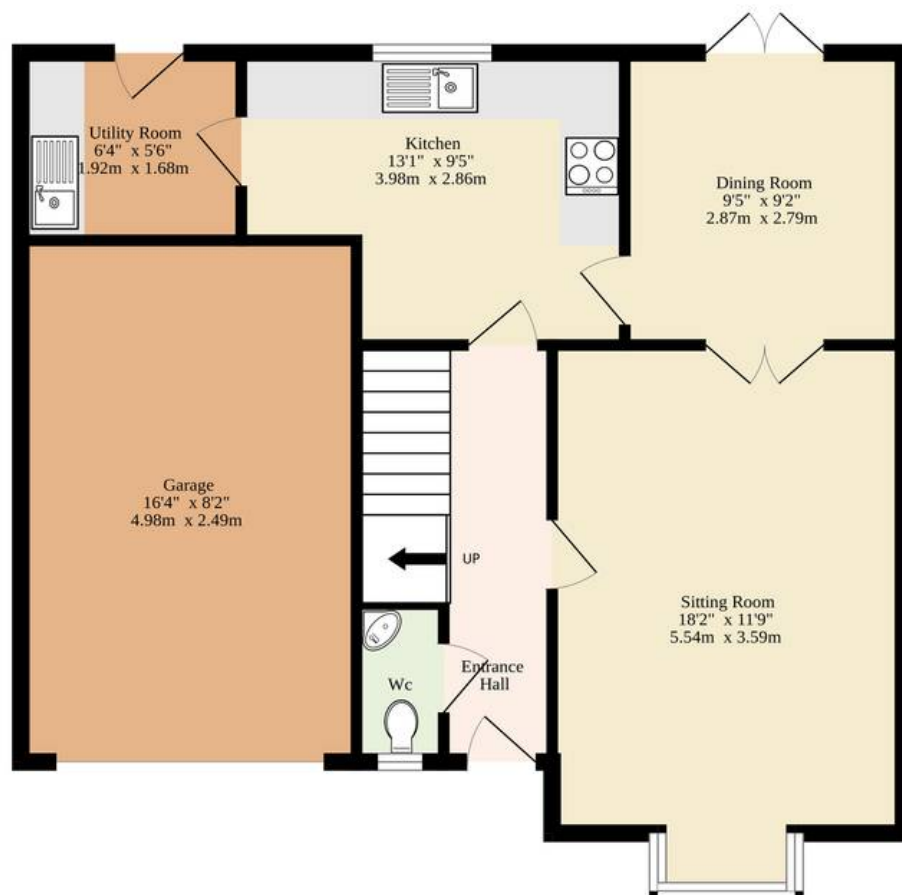
Agents note

Freehold

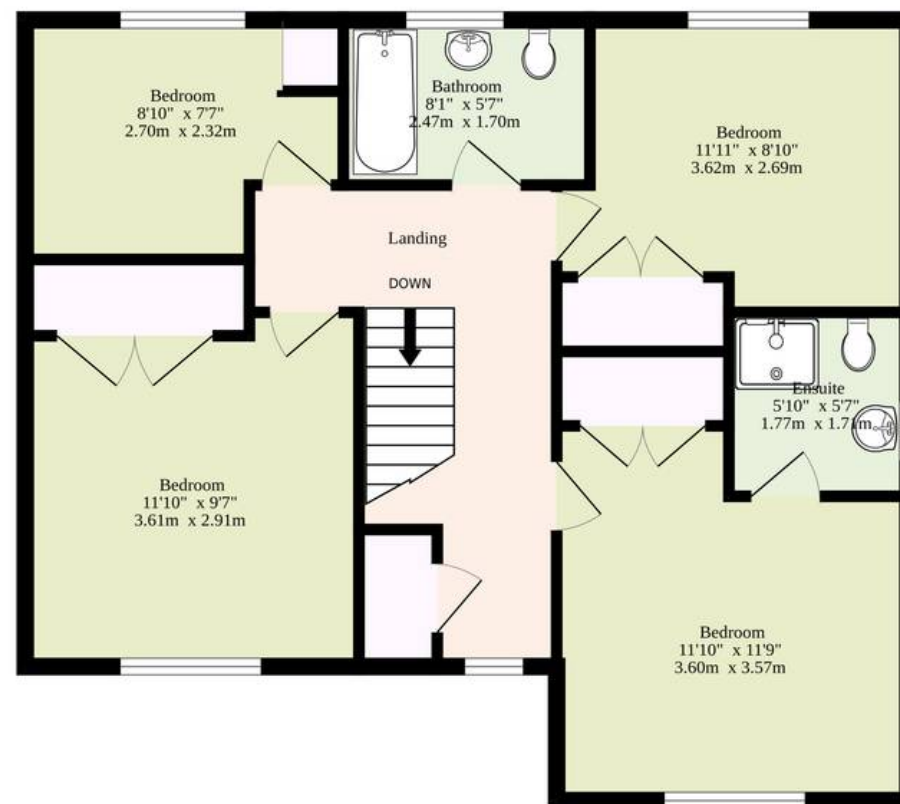
Shared access to a private driveway



Ground Floor
606 sq.ft. (56.3 sq.m.) approx.



1st Floor
501 sq.ft. (46.5 sq.m.) approx.



Sqft Includes The Garage

TOTAL FLOOR AREA : 1107 sq.ft. (102.8 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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Dreaming of this home? Let's make it a reality



Meet *Macey*
Branch Manager



Meet *Bradley*
Property Valuer



Meet *Hannah*
Property Consultant

Minors & Brady
Your home, our market



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