



31 Beccles Road, Oulton Broad South

Lowestoft



Minors & Brady

31 Beccles Road

Oulton Broad South, Lowestoft

A home that has clearly been cherished for generations, this characterful semi-detached residence in Oulton Broad South offers a rare blend of space, warmth and opportunity. Set on a generous plot and available for the first time in over 50 years, it lends itself to a lifestyle centred around light-filled living, relaxed entertaining and the freedom to adapt each space over time. High ceilings, large windows and traditional fireplaces add character to the spacious reception rooms, while four flexible double bedrooms, a modern kitchen and generous gardens create a setting that works just as well for family life as it does for quieter moments at home. With ample outdoor space, off-road parking potential and scope to personalise throughout, this is a property ready to be shaped into a long-term home.



M&B

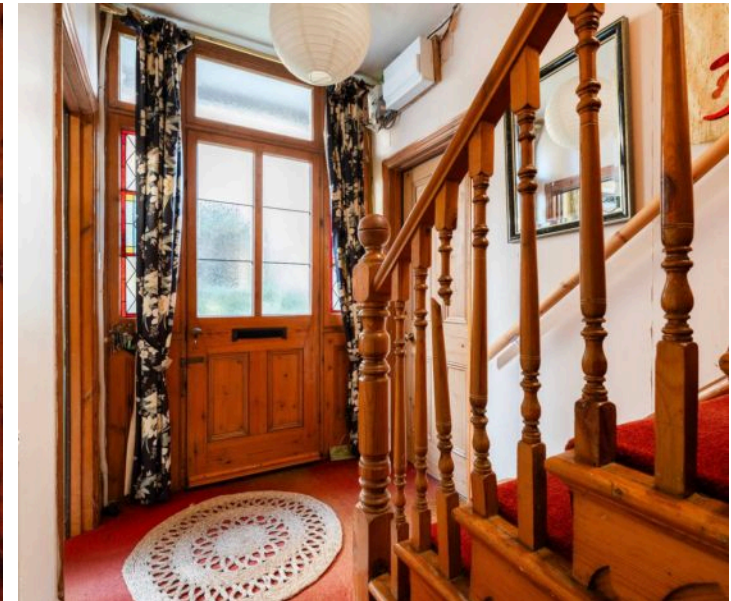


M&B

31 Beccles Road

Oulton Broad South, Lowestoft

- Characterful semi-detached residence positioned on a generous size plot in Oulton Broad South
- Proudly offered for the first time in over 50 years!
- Full of potential to adapt to your own preferences and style
- Two spacious reception rooms with high ceilings, large windows and traditional fireplaces, for relaxation and entertaining
- Separate dining room and a modern kitchen fitted with cabinetry, an integrated oven, a ceramic hob and under-counter areas for appliances
- Functional utility room and a family bathroom comprising of a three-piece suite
- Four flexible double bedrooms and a convenient first-floor WC
- Extensive garden offer endless possibilities, featuring a sweeping lawn, established shrubbery, fruit trees and timber storage sheds
- Large, lawn front garden offering off-road parking, with the potential to turn it into a driveway
- Close to a wide range of amenities found in Oulton Broad and Lowestoft



M&B

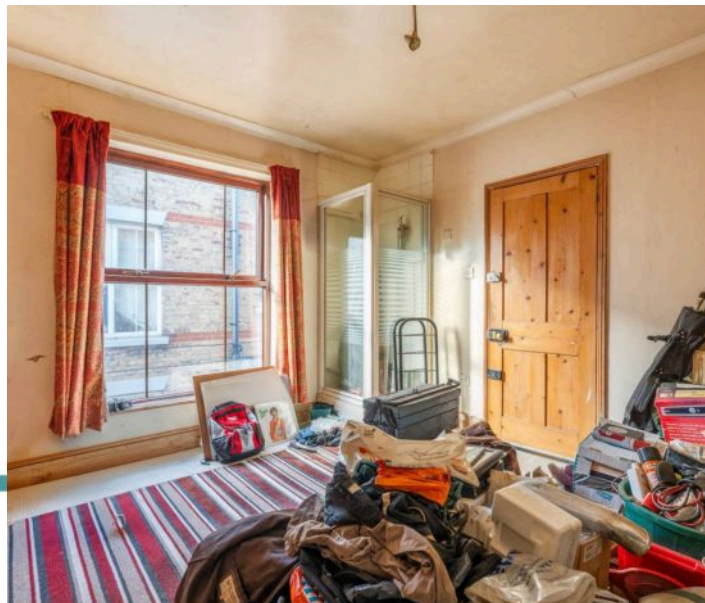
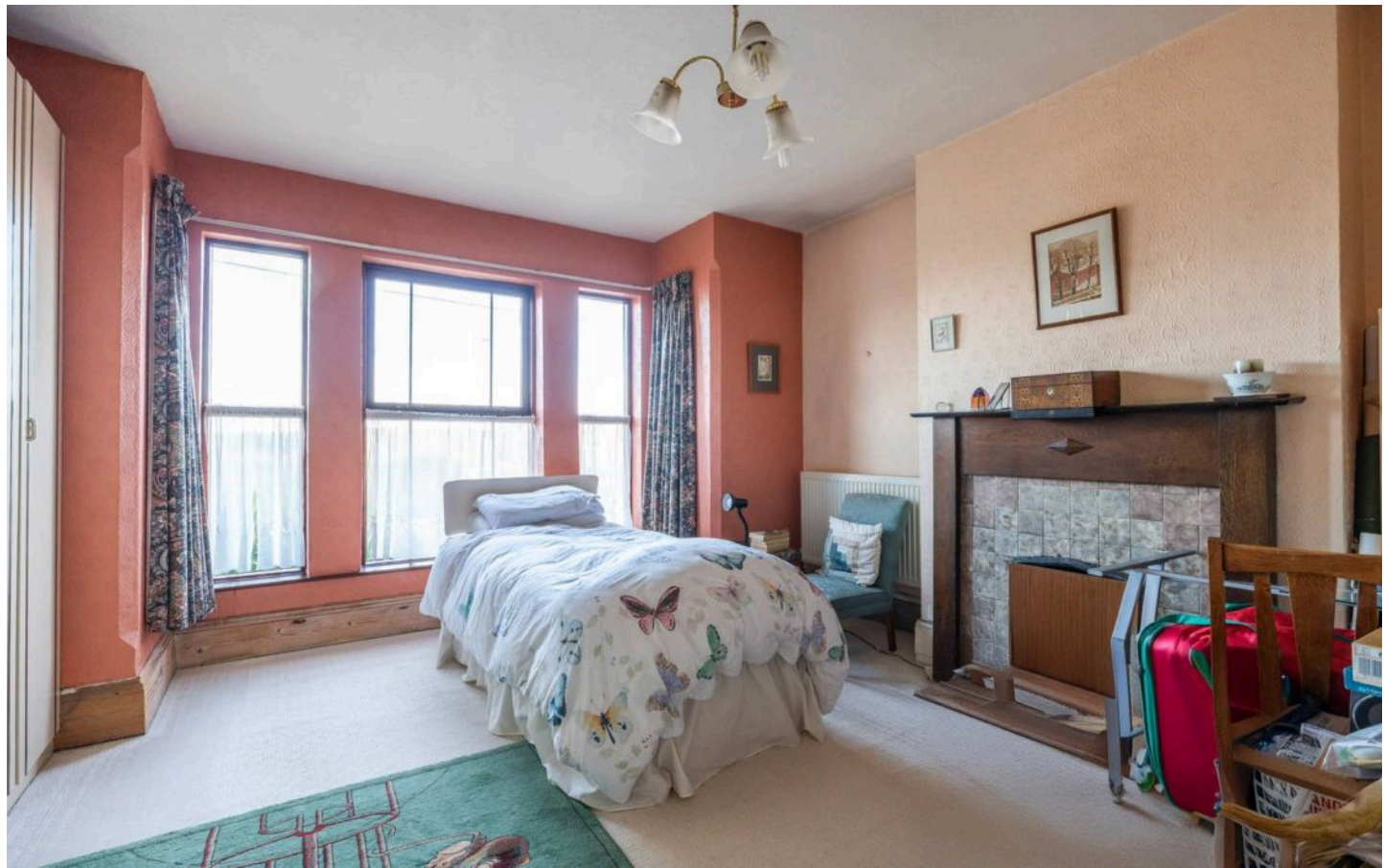
31 Beccles Road

Oulton Broad South, Lowestoft

Oulton Broad South

Beccles Road is situated in Oulton Broad South, a well-established residential area of Lowestoft that offers a balance of practical living and access to open space. The road itself has a Tesco petrol station, while the wider Oulton Broad area provides a variety of local shops, cafés, and independent retailers along Bridge Road and Keys Hill. For larger shopping needs, several supermarkets and retail parks are within a short drive, including Sainsbury's, Morrisons, and the Gateway Retail Park, making weekly shopping convenient.

Families benefit from nearby schools such as Dell Primary School and Elm Tree Primary School, with secondary education available across Lowestoft. Oulton Broad South railway station is within walking distance, offering regular services to Lowestoft and Norwich, and local bus routes provide links to the town centre and surrounding villages. The area's lifestyle combines residential calm with practical amenities, while the nearby Broads offer opportunities for walking, boating, and waterside leisure, appealing to those who value convenience and outdoor recreation.



31 Beccles Road

Oulton Broad South, Lowestoft

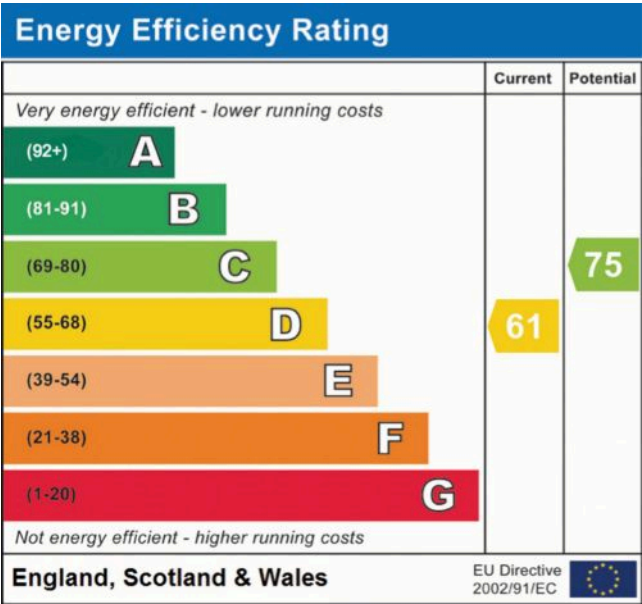
Set on a generous plot in the heart of Oulton Broad South, this characterful semi-detached residence is proudly offered for the first time in over 50 years. A much-loved home with a strong sense of warmth and individuality, it presents a rare opportunity to acquire a property with both presence and potential, ready to be shaped to suit your own tastes and lifestyle.

The welcoming entrance hall sets the tone, leading through to two spacious reception rooms where high ceilings, large windows and traditional fireplaces create inviting spaces for everyday living and entertaining alike. A separate dining room provides a natural setting for family meals and gatherings, while the modern kitchen is thoughtfully arranged with fitted cabinetry, an integrated oven, ceramic hob and under-counter spaces for appliances.

To the rear, a generous hall or sun room offers a bright, adaptable area that connects seamlessly to a functional utility room and a family bathroom fitted with a three-piece suite. Upstairs, the accommodation continues with four flexible double bedrooms, ideal for growing families, home working or guests, complemented by the convenience of a first-floor WC.

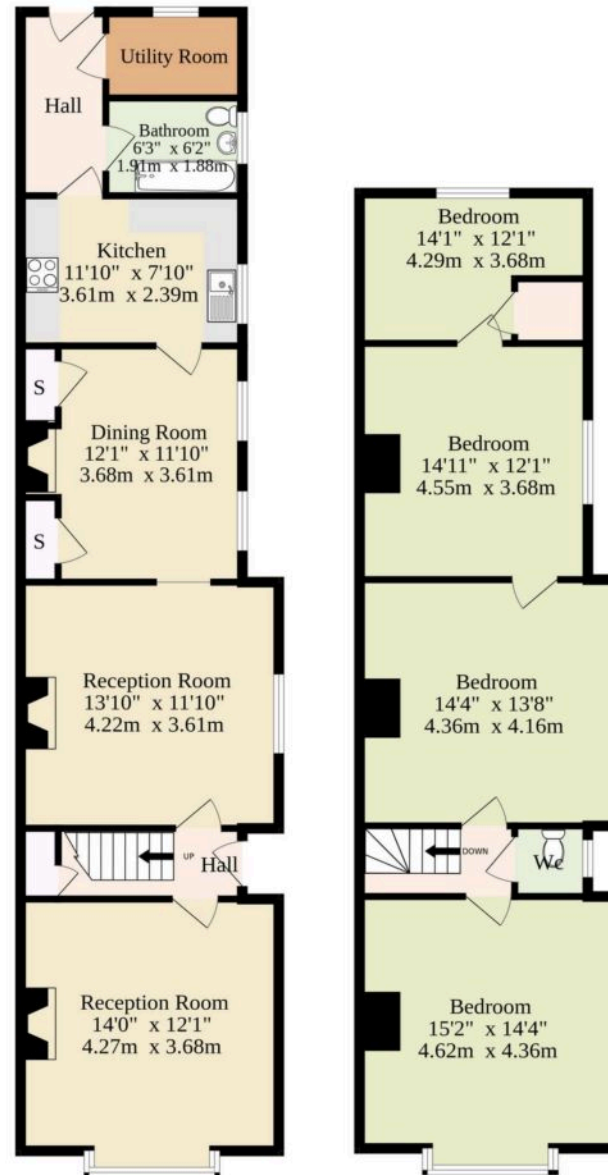
Outside, the extensive gardens are a standout feature. The rear garden offers a sense of openness and possibility, with a sweeping lawn, established shrubbery, fruit trees and timber storage sheds, providing space to relax, garden or reimagine entirely. To the front, a large lawned garden offers off-road parking and the potential to be converted into a driveway, subject to requirements.

A home with enduring character, generous proportions and scope to adapt, this property offers a lifestyle defined by space, flexibility and long-term potential in a well-regarded location.



Ground Floor
733 sq.ft. (68.1 sq.m.) approx.

1st Floor
633 sq.ft. (58.8 sq.m.) approx.



TOTAL FLOOR AREA : 1366 sq.ft. (126.9 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.
Made with Metropix ©2025

Dreaming of this home?
Let's make it a *reality*



Meet *Macey*
Branch Manager



Meet *Bradley*
Property Valuer



Meet *Ollee*
Senior Property Consultant

Minors & Brady
Your home, our market



oultonbroad@minorsandbrady.co.uk



01502 447788



Ivy Lane, Oulton Broad, NR33 8QH

CAISTER-ON-SEA | DEREHAM | DISS | NORWICH | OULTON BROAD | WROXHAM



How can we support

- ✓ Residential Mortgages
- ✓ Protection & Insurance
- ✓ Buy-to-let (personal and limited company)



Matt Waters
Senior Mortgage
and Protection Advisor



Victoria Payne
Mortgage and
Protection Advisor

Scan to book your
appointment today



T: 01692 531372
E: enquiries@norfolk-mortgages.co.uk