



4 Appledore Drive, Carlton Colville

Lowestoft



Minors & Brady

4 Appledore Drive

Carlton Colville, Lowestoft

Situated in the sought-after Carlton Colville, this extended semi-detached home provides spacious and versatile living for modern family life. A welcoming entrance hall leads to a bright living room and an open-plan kitchen/dining area with French doors opening onto the landscaped garden. Upstairs, three flexible bedrooms offer comfort and privacy, complemented by a family bathroom with a quality three-piece suite. Outside, a raised deck and low-maintenance lawn create an inviting space to relax or entertain, while off-road parking, a rear garage, and energy-efficient solar panels add practicality. Ready to make your own, this home offers both style and functionality in a desirable residential setting.

Agents Notes

Freehold

Connected to all mains services.

Please note that the solar panels are not owned outright.



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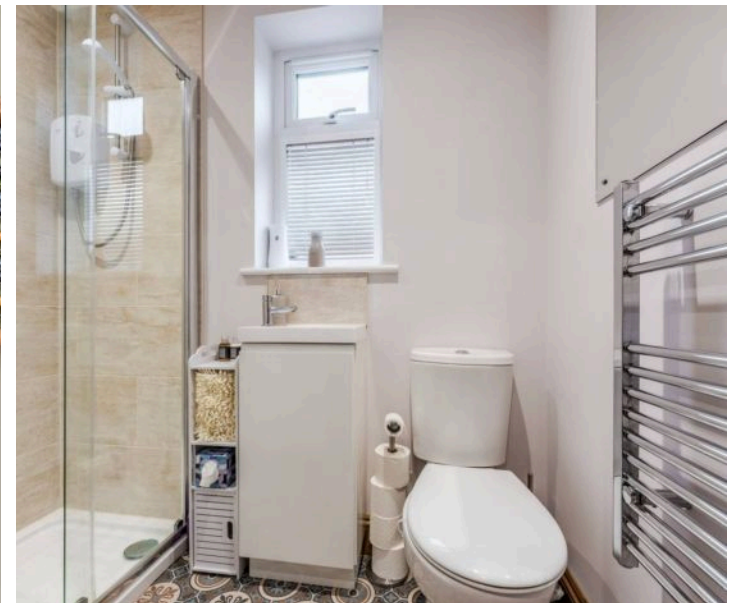


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4 Appledore Drive

Carlton Colville, Lowestoft

- Extended semi-detached residence positioned in the desirable residential area of Carlton Colville
- Ideal family home that can easily adapt to your own preferences and style
- Spacious living room with a front-facing window, inviting relaxation and entertaining
- Open-plan kitchen/dining room that creates an effortless flow for everyday living, with French doors that open out to the garden
- Kitchen is equipped with wall and base cabinetry, a range style oven, an integrated dishwasher and areas for your own appliances
- Three bedrooms offering comfort and privacy, with the flexibility to have a home office, a dressing room or a nursery
- Family bathroom and a ground-floor shower room, both comprising of quality three-piece suites
- A private, landscaped garden featuring a raised decked terrace for seating arrangements or to position a hot-tub and a low-maintenance artificial lawn
- A driveway providing off-road parking for multiple vehicles and a rear garage for workshop/storage options
- Solar panels for energy efficiency



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Location

Appledore Drive is located in Carlton Colville, a well-established residential suburb on the southern edge of Lowestoft, Suffolk's coastal town. Residents have convenient access to everyday essentials, including small local shops, a convenience store, and a few takeaway options, with larger supermarkets a short drive away. Families are served by Grove Primary School and Carlton Colville Primary School, both within easy reach, while secondary education is accessible at nearby schools in Lowestoft, including Pakefield High School.

Transport links are practical: local bus routes connect the suburb to Lowestoft town centre, surrounding villages, and the coastline, while the nearest railway stations at Oulton Broad and Lowestoft provide connections to Ipswich, Norwich, and beyond. The area suits those looking for a lifestyle that balances suburban quiet with proximity to the coast, countryside walks, and town amenities, offering both convenience and a sense of space.



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Step through the welcoming entrance hall into a bright and airy home, complemented by a convenient ground-floor shower room. The spacious living room, with its front-facing window, creates a relaxed space for everyday living or entertaining guests. At the heart of the home, the open-plan kitchen/dining room encourages effortless flow, with French doors opening onto the garden. The kitchen is thoughtfully fitted with wall and base cabinetry, a range-style oven, integrated dishwasher, and space for your own appliances, making it as practical as it is inviting.

Upstairs, three well-proportioned bedrooms offer comfort and privacy, with the flexibility to accommodate a home office, dressing room, or nursery to suit your lifestyle. The family bathroom features a quality three-piece suite, providing a clean, modern finish.

Outside, the private, landscaped garden is designed for both relaxation and low-maintenance living. A raised decked terrace provides the perfect spot for seating or a hot-tub, while the artificial lawn ensures year-round ease.

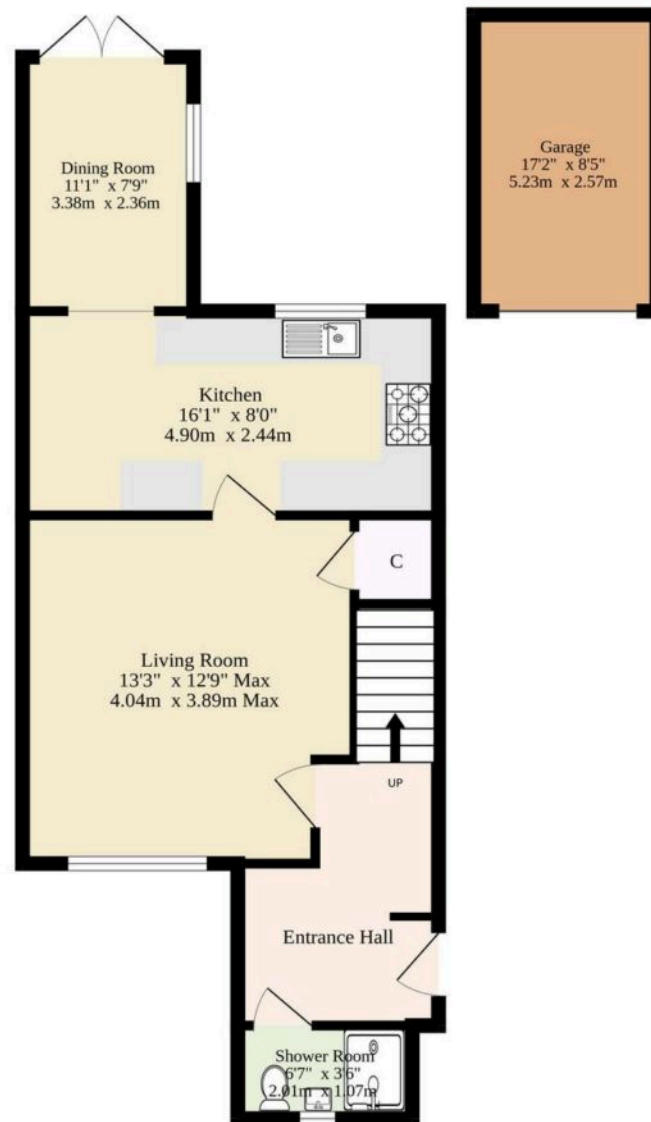
Additional features include a driveway with off-road parking for multiple vehicles, a rear garage suitable for a workshop or storage, and solar panels that enhance the home's energy efficiency.

This property combines space, versatility, and style in a highly sought-after location, creating a home ready to meet the demands of modern family life.

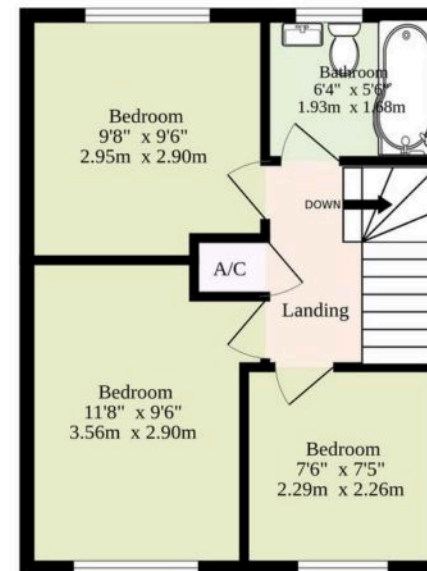


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Ground Floor
634 sq.ft. (58.9 sq.m.) approx.



1st Floor
352 sq.ft. (32.7 sq.m.) approx.



Sqft Includes The Garage

TOTAL FLOOR AREA : 986 sq.ft. (91.6 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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