



15 Hunton Road, Oulton

Lowestoft



Minors & Brady

# 15 Hunton Road

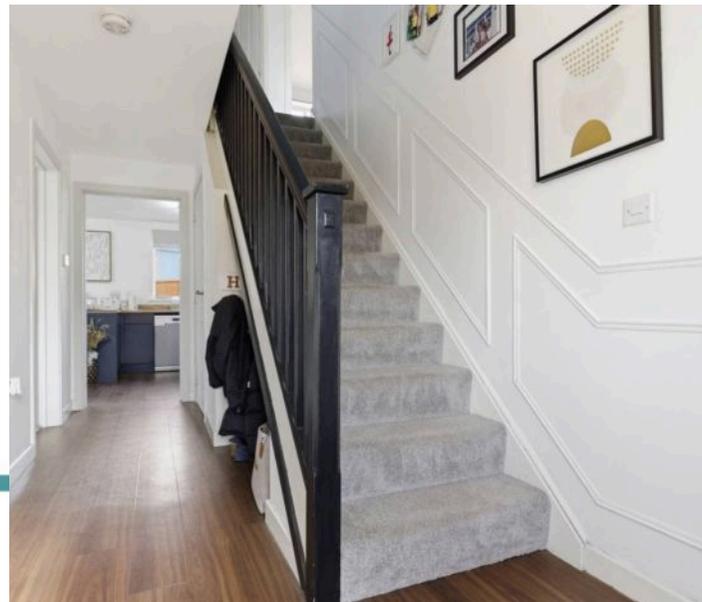
Oulton, Lowestoft

Set on one of the most generous plots within the sought-after Limes estate in Oulton, this detached home offers space to breathe and room to grow. From the bright, panelled entrance hall to the seamless flow between the sitting room and the kitchen/dining space, the layout is designed for both easy family routines and relaxed entertaining. French doors open onto a wrap-around garden that invites long summer evenings on the deck, space for children to roam, and the option of a studio, gym or workspace in the fully powered garden bar. With five comfortable bedrooms, versatile ground floor living and ample parking, this is a home that supports the rhythm of modern life while offering the freedom to shape each space around your own way of living.

## Oulton

Hunton Road is situated within a highly sought-after development in Oulton, Lowestoft, offering a perfect balance of convenience and village-style living. Residents benefit from a range of local amenities, including One Stop, Lidl, and Tesco, all just a short distance away, making everyday errands effortless. Families are well catered for, with The Limes Academy, Oulton Broad Primary School, and Benjamin Britten High School all within easy reach. The location is well connected, with Oulton Broad providing excellent transport links, including regular bus services and nearby train stations, ensuring easy access across Lowestoft and beyond. The surrounding area is renowned for its scenic waterways, parks, and leisure facilities, supporting an active and engaging lifestyle while maintaining a peaceful, community-focused atmosphere.

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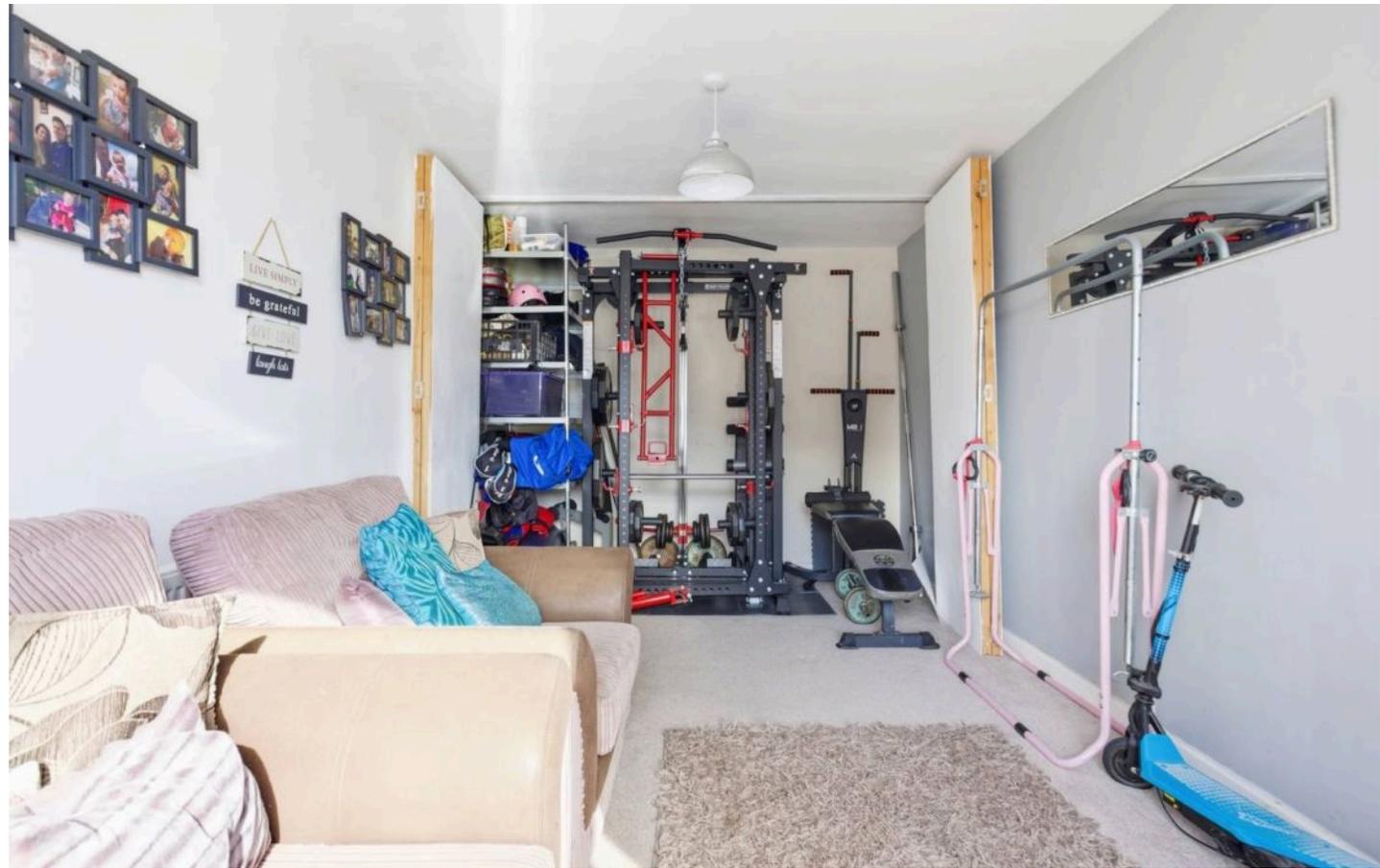


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# 15 Hunton Road

Oulton, Lowestoft

- Positioned on the largest plot in the popular Limes estate in Oulton, this detached residence enjoys a quiet, residential setting, within easy access of local amenities
- Exceptional family home showcasing bright, spacious and flexible accommodation that can easily adapt to your families preferences and style
- Light-filled living room with a decorative feature fireplace, effortlessly flowing into the kitchen/dining room, suitable for everyday living and hosting
- Kitchen/dining room with French doors that open out to the garden, equipped with quality Navy cabinetry, an integrated oven, areas for your own appliances and a separate utility room
- Flexible reception room with built-in storage, that can be utilised as a bedroom, home office or a snug
- Five lovely-sized bedrooms offering comfort and privacy, one of which is complemented by a private en-suite
- Family bathroom comprising of a modern three-piece suite, including a bath with shower attachment, a hand wash basin and a toilet
- A private, wrap-around garden that is predominately laid to lawn, with an in-ground trampoline and a decked terrace for seating arrangements or a hot tub
- Entertainment garden bar with power and lighting, creating the perfect studio for someone that works from home, additional accommodation or a home gym
- A brick-weave driveway providing off-road parking for multiple vehicles



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# 15 Hunton Road

Oulton, Lowestoft

Positioned on one of the most generous plots within the well-regarded Limes development in Oulton, this detached home enjoys a peaceful residential setting, yet remains within easy reach of everyday essentials, schools and transport links. It is a house that balances space with setting, offering both privacy and connection in equal measure.

Inside, the entrance hall sets a calm and welcoming tone. Panelled walls and warm-toned flooring create a sense of considered style, while natural light draws you further into the home. The entrance hall is complemented by a convenient WC. The sitting room is bright and beautifully proportioned, centred around a feature fireplace that anchors the space and invites slower evenings. From here, the layout flows seamlessly into the kitchen and dining area, an arrangement that suits modern family life as much as it does relaxed entertaining.

The kitchen is thoughtfully arranged with deep navy cabinetry and an integrated oven, complemented by ample space for additional appliances and a separate utility room to keep the practicalities discreetly tucked away. French doors open directly onto the garden, allowing indoor and outdoor living to merge during the warmer months.

Flexibility is woven throughout the ground floor, with an additional reception room offering built-in storage and the versatility to become a home office, snug, guest bedroom or playroom, depending on the season of life.



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Upstairs, five well-proportioned bedrooms provide comfort and privacy. The principal bedroom benefits from its own en-suite shower room, while the remaining bedrooms are served by a contemporary family bathroom fitted with a modern three-piece suite, including a bathtub with shower attachment, a hand wash basin and a toilet.

Outside, the scale of the plot truly comes into its own. The wrap-around garden is predominantly laid to lawn, creating an open canvas for family life, space for games, gatherings or simply enjoying the quiet. An in-ground trampoline sits neatly within the lawn, while a decked terrace provides the perfect setting for outdoor seating or perhaps a hot tub beneath the stars.

Adding another dimension to the garden is a fully powered and lit garden bar, equally suited as a creative studio, workspace, gym or occasional guest accommodation. It's a space that invites possibility.

To the front, a brick-weave driveway offers generous off-road parking for several vehicles, completing a home that delivers both practicality and presence.

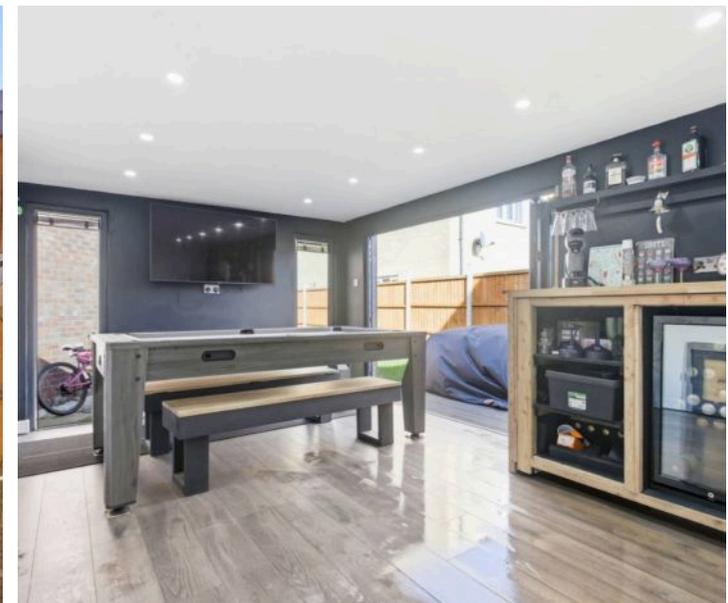
Altogether, this is a property designed not just for living, but for settling in. Adaptable, spacious and quietly positioned, offering the kind of lifestyle that evolves effortlessly with you.

## Agents Notes

Freehold

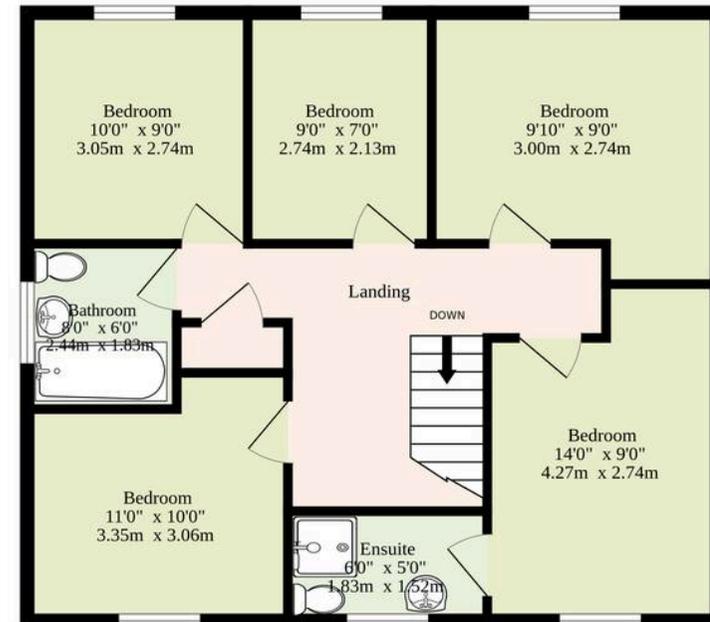
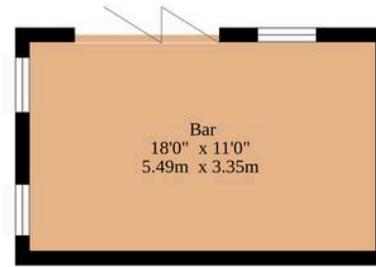
Connected to all mains services.

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**Ground Floor**  
904 sq.ft. (84.0 sq.m.) approx.

**1st Floor**  
590 sq.ft. (54.8 sq.m.) approx.



Sqft Includes The Bar Outbuilding.

**TOTAL FLOOR AREA : 1494 sq.ft. (138.8 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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