



Flat 3, 32 Marine Parade, Lowestoft  
Lowestoft



Minors & Brady

## Flat 3

32 Marine Parade, Lowestoft

Life feels noticeably easier when the beach is on your doorstep, and this first-floor flat on Marine Parade offers exactly that kind of everyday coastal convenience. Available chain free, it sits moments from Lowestoft's award-winning shoreline and provides a solid opportunity for anyone looking to modernise a property in a highly regarded location. The bay-fronted living room enjoys a pleasant outlook across the green and towards the sea, while the kitchen, double bedroom and bathroom form a straightforward layout ready for updating. With communal parking to the rear and all the benefits of this well-known seafront setting, it's a property with clear potential for someone wanting to shape a home to their own style.

### Agents Notes

Share of the freehold.

Maintenance fee: £70 for insurance.

Connected to mains water, electricity and drainage.

Communal parking at the rear (Minors and Brady are unable to verify this information).



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32 Marine Parade, Lowestoft

### Lowestoft

Marine Parade sits directly on Lowestoft's seafront, giving it a coastal setting with the promenade, beach access, and open views forming part of everyday life. It links smoothly into London Road South, where independent shops, cafés, takeaways, and practical services line the street, and it's only a short walk into the town centre for larger retail and amenities.

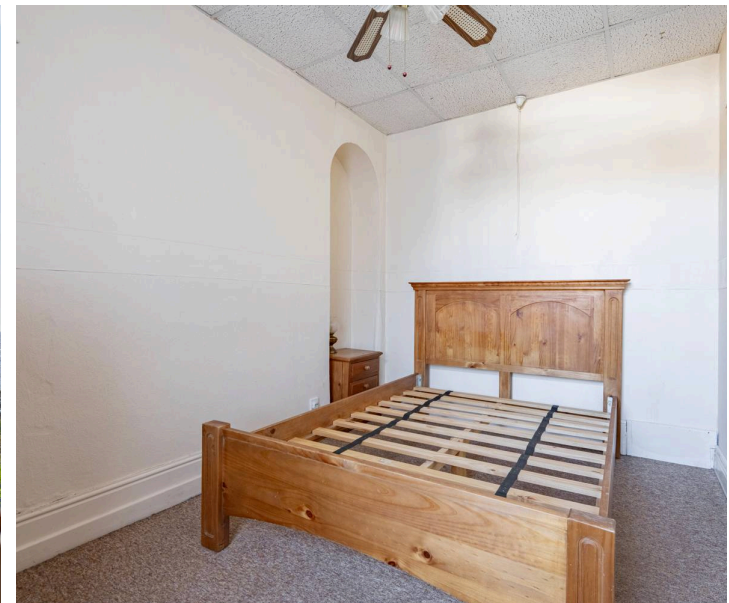
Everyday shopping is straightforward. Asda on the A12 is the closest large supermarket, and North Quay Retail Park is only a short drive or bus ride away, offering both Morrisons and Lidl for broader grocery options. This cluster covers everything from weekly shops to quick top-ups without needing to travel far.

Schools serving the Kirkley and Pakefield area sit within easy reach, with primary and secondary options accessible on foot or via short bus routes. The neighbourhood layout makes school runs practical whether you're walking, cycling, or using public transport.

Transport links are simple and reliable. Marine Parade connects into the B1532 network, and frequent bus services run along the seafront, London Road South, and into central Lowestoft. Walking into town takes around ten minutes depending on where you start, and the flat coastal terrain makes it easy to get around without a car.

Lifestyle here is shaped by the mix of seafront calm and everyday convenience. The promenade, beach, and nearby gardens offer open space for walking and fresh air, while the local cafés and small businesses add a grounded, lived-in feel. With the town centre close by and the coastline on your doorstep, it's a practical and relaxed place to settle.

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32 Marine Parade, Lowestoft

Offered chain free, this first-floor flat occupies a highly sought-after position along Marine Parade, just moments from Lowestoft's award-winning beach. It represents an appealing choice for buyers looking for a renovation project, a coastal base or a well-placed investment, all set within one of the area's most desirable locations.

A communal entrance leads up to the first floor, where the property opens into a spacious living room. A bay-fronted window draws in generous natural light and provides an attractive outlook across the communal green and towards the sea, creating a calm and uplifting focal point. The kitchen includes fitted units, a freestanding oven and space for additional appliances, offering clear potential for modernisation to suit individual tastes.

The double bedroom sits quietly to the rear, providing comfort and privacy, while the bathroom features a classic three-piece suite. To the back of the building, communal off-road parking adds welcome convenience.

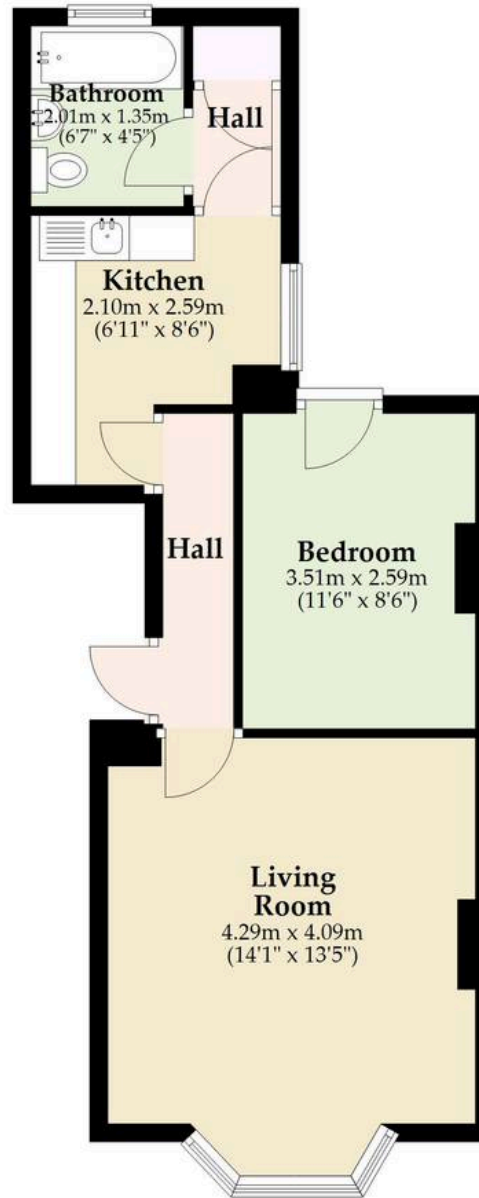
Well positioned and full of scope, this property offers the chance to shape a home to your own style in a location that continues to be highly regarded. A strong option for those seeking coastal living with excellent potential.



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## First Floor

Approx. 43.1 sq. metres (464.2 sq. feet)



Total area: approx. 43.1 sq. metres (464.2 sq. feet)

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.

Plan produced using PlanUp.

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