



89 Long Road, Lowestoft

Minors & Brady



89 Long Road

Lowestoft

Set in a fantastic location and offering exceptional outdoor space, this semi-detached home presents an exciting opportunity for families seeking generous accommodation and room to grow. Having been carefully enjoyed over many years, the property features three bedrooms, a versatile loft room, a welcoming living room with a fireplace and a spacious open-plan kitchen designed for modern day living. Outside, the extensive rear garden is a true standout feature, with a sweeping lawn, established planting, a pond and useful outbuildings, while off-road parking adds further everyday convenience. Ready for its next chapter, this is a home full of potential both inside and out.

- Semi-detached residence occupying a desirable position within a well-established residential setting
- Suitable option for first-time buyers, families or investors!
- Comfortable living room featuring an attractive fireplace as a central focal point
- Spacious open-plan kitchen and dining area thoughtfully designed for modern family living
- Three bedrooms and a family shower room
- Flexible loft room that can be used for storage, with the potential to convert into additional accommodation, subject to planning consents
- Extensive rear gardens featuring sweeping lawns and established planting throughout
- Useful outbuildings providing workshop, storage or hobby space
- A paved driveway provides off-road parking
- Easy access to a wide range of amenities within the town, including shops, schools, transport links and the scenic coastline





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Long Road is situated within a convenient and well-established area of Lowestoft, the most easterly town in the United Kingdom, offering excellent access to a wide range of amenities, transport links and the beautiful Suffolk coastline. Combining everyday convenience with coastal surroundings, the location is well suited to families, professionals and retirees.

Residents benefit from a broad selection of nearby amenities, including supermarkets, independent shops, cafés, restaurants, healthcare facilities and leisure amenities. The town provides a variety of retail, cultural and recreational attractions, ensuring a wealth of services and activities are available throughout the year.

The surrounding area offers excellent opportunities for outdoor recreation, with nearby parks, open green spaces and Lowestoft's award-winning sandy beaches all within easy reach. The stunning Suffolk coastline and nearby Broads National Park provide further opportunities for walking, cycling, boating and enjoying the outdoors in a picturesque natural setting.

For commuters, Long Road enjoys convenient access to the A12 and A146, providing routes to Norwich, Beccles and the wider region. Lowestoft railway station offers regular services to Norwich, where onward connections are available to destinations across the country.





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A welcoming entrance hall provides access to the ground-floor accommodation and benefits from a convenient WC. The sitting room is a comfortable and inviting space, featuring a fireplace that creates an attractive focal point and a cosy setting for relaxing evenings.

Forming the heart of the home, the spacious open-plan kitchen has been thoughtfully remodelled to create a larger and more sociable environment for everyday living and entertaining. The kitchen is fitted with a range of cabinetry, a built-in oven and a gas hob, together with under-counter spaces for appliances. There is plenty of room for dining, making it ideal for modern family living.

The first-floor offers three well-proportioned bedrooms, including two generous double bedrooms and a single third bedroom. Serving the accommodation is the family shower room, fitted with a three-piece suite comprising a hand wash basin, WC and a shower cubicle.



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Stairs lead up to the versatile loft room, that provides valuable additional space that could be utilised as storage, a hobby room or additional accommodation, subject to planning consents.

Outside, the property truly comes into its own. The extensive rear garden is a standout feature, featuring a sweeping lawn, established planting and a delightful pond stocked with colourful koi carp, creating an attractive focal point. There is ample space for children to play, keen gardeners to enjoy and families to entertain throughout the warmer months. A range of outbuildings provides useful workshop and storage space, further enhancing the practicality of the property.

To the front, a driveway provides off-road parking for everyday convenience.

Agents Note

This property will be sold freehold.

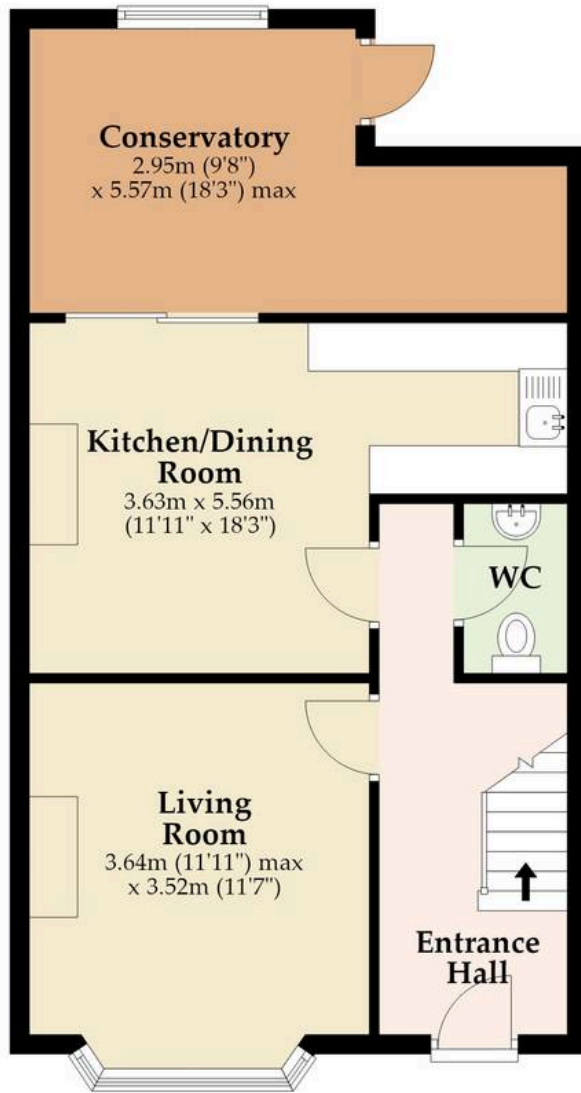
Connected to mains water, electricity, gas and drainage.

Gas central heating system.



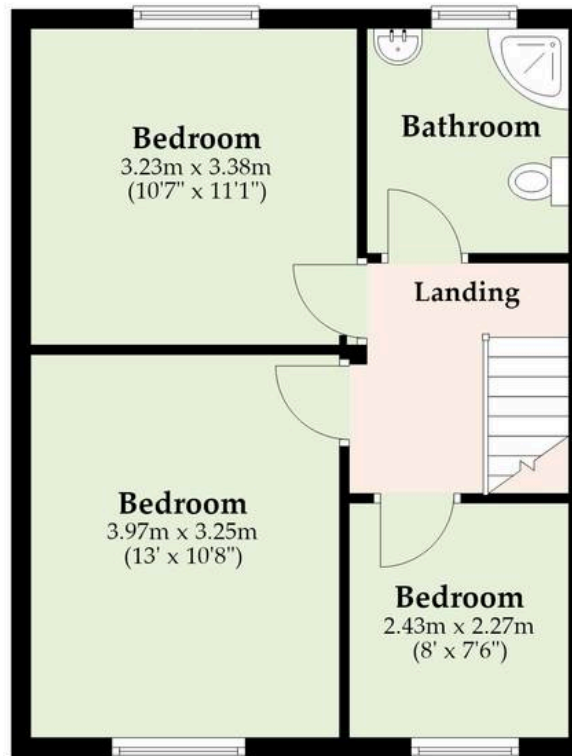
Ground Floor

Approx. 55.7 sq. metres (599.1 sq. feet)



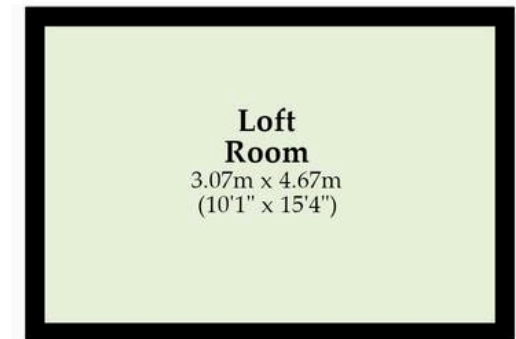
First Floor

Approx. 35.6 sq. metres (383.7 sq. feet)
(excluding Bathroom)



Loft Room

Approx. 14.3 sq. metres (154.3 sq. feet)



Total area: approx. 105.6 sq. metres (1137.1 sq. feet)

M&B

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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