



Roman Road, Lowestoft - NR32 2DG





## Roman Road

Lowestoft

NO CHAIN - sold with reliable long term TENANT IN SITU paying £675 PCM on a PERIODIC AGREEMENT. Situated in the COASTAL TOWN of LOWESTOFT, this MODERNISED and RECENTLY RE-CARPETED and DECORATED mid-terrace home, is ready to move in! Finished with uPVC DOUBLE GLAZING and gas fired CENTRAL HEATING, the property is located within walking distance to amenities, with ON ROAD PARKING. Once inside, a TRADITIONAL LAYOUT can be found, with a SITTING ROOM to front, dining room, GALLEY STYLE KITCHEN and family bathroom with a SHOWER. Heading upstairs, TWO BEDROOMS lead off the landing, with a THIRD BEDROOM off the second. A rear courtyard access can be found also.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D





- No Chain!
- Walking Distance to Amenities
- On Road Parking
- Two Reception Rooms
- Galley Style Kitchen
- Bathroom with Shower
- Three Bedrooms
- Courtyard Garden Access

Lowestoft is a seaside town located to the North-East of Suffolk. With sandy beaches and many enjoyable seaside and historical walks, Lowestoft offers something for everyone. Lowestoft seafront provides a traditional seaside experience including a vast variety of places to dine and shop. Lowestoft has a rich Maritime history and offers easy access to the Norfolk Broads network of waterways which can be found at Oulton Broad.

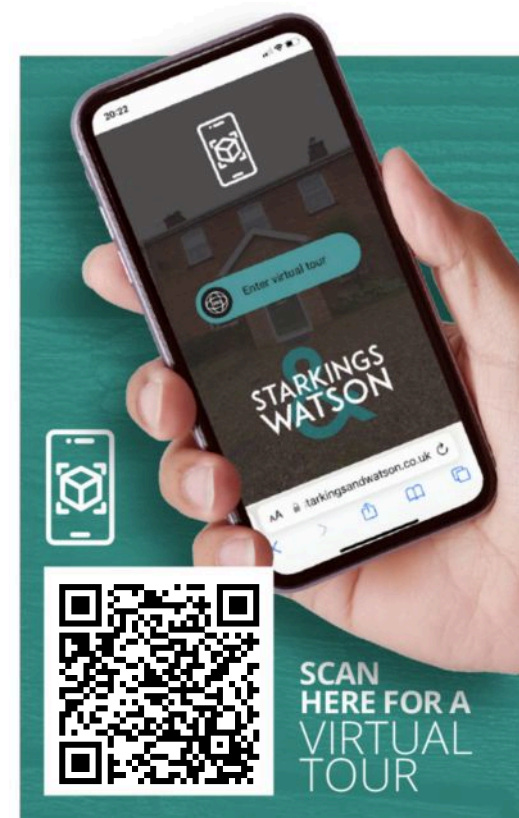


## SETTING THE SCENE

The property is accessed directly from Roman Road, with a passage way to the side of the property leading to the rear courtyard.

## FIND US

You may wish to use your Sat-Nav (NR32 2DG), but to help you...Lead Lowestoft heading North along Denmark Road, turn right into Trafalgar Street, and left into Norwich Road. Continue along, turning right into Stanford Street, and right again into Roman Road where the property can be found on the left hand side, indicated by our For Sale board.







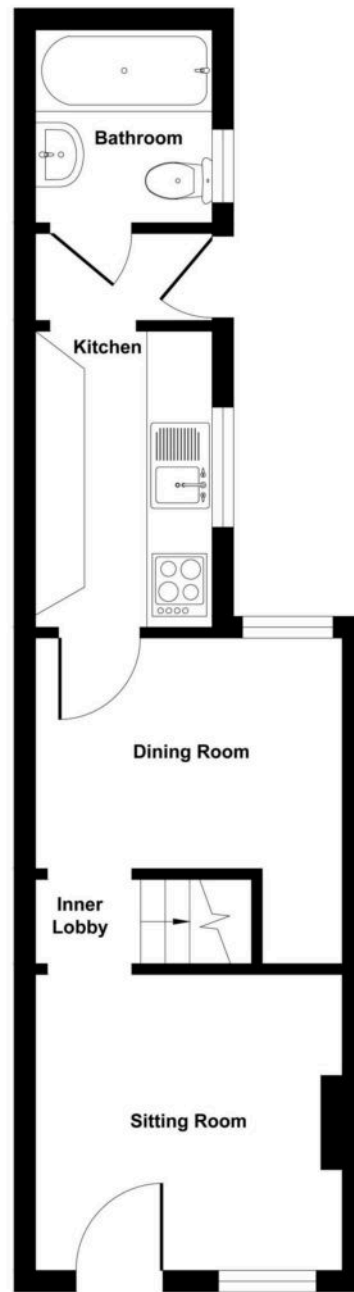


## THE GREAT OUTDOORS

A hard standing courtyard style access can be found leading to the rear entrance.







Ground Floor  
Approximate Floor Area  
283 sq. ft  
(26.29 sq. m)



First Floor  
Approximate Floor Area  
250 sq. ft  
(23.22 sq. m)

**STARKINGS  
& WATSON**

Approx. Gross Internal Floor Area 533 sq. ft / 49.51 sq. m



## Starkings & Watson Hybrid Estate Agents

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