



120 Kirkley Run, Lowestoft

Guide Price £165,000

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Lowestoft, Lowestoft

*No onward chain * * Guide price: £165,000 - £170,000 *

This beautifully modernised terraced home offers a move-in-ready space with thoughtful decor and upgrades throughout. The sitting room features a charming brick chimney breast, and the open-style dining room and kitchen are stylishly designed with monochrome accents and mosaic flooring. Upstairs, two spacious bedrooms and a flexible third room provide great potential for various uses. The private garden is a highlight, with a newly landscaped patio and lawn, while on-street parking completes this fantastic home, ideal for first-time buyers seeking comfort and style.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:





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Location

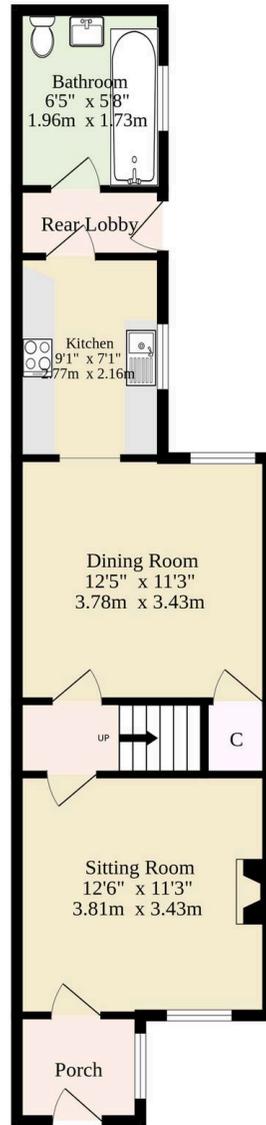
Located in the vibrant area of Kirkley Run, Lowestoft, NR33, this property enjoys a prime setting with excellent local amenities. Just under a mile from Lowestoft Beach, you'll have a coastline within walking distance. The area is well-served by schools, including Westwood Primary School and the East Point Academy for secondary education, both within a mile. For shopping and daily essentials, a variety of stores and supermarkets are nearby, including Lowestoft's bustling town centre, just 1.5 miles away. Public transport options are easily accessible, with Lowestoft train station less than two miles away, connecting you conveniently to Norwich and Ipswich.

Kirkley Run

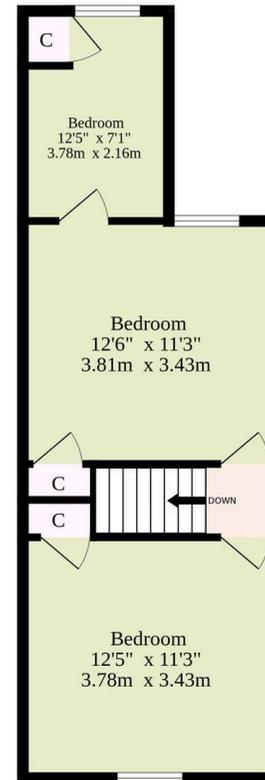
Step inside this lovingly decorated and modernised terraced home, where every detail has been carefully considered. A rare porch entry offers a warm welcome and sets the tone for the interiors



Ground Floor
432 sq.ft. (40.1 sq.m.) approx.



1st Floor
379 sq.ft. (35.2 sq.m.) approx.



TOTAL FLOOR AREA : 811 sq.ft. (75.3 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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