



Coventry Guest House Kirkley Cliff, Lowestoft NR33 0BY

welcome to

Coventry Guest House Kirkley Cliff, Lowestoft

A rare opportunity to own a stunning 10-bedroom guesthouse located on the beautiful south Lowestoft coastline, with consistent sea views.

Guest House Basement Level Dining Room

Double glazed window to front. Wood effect flooring. Storage room. 4x Radiators. Power points.

Kitchen

Vinyl flooring. Part tiled walls. Fitted units and worktops. Sink and drainer. Space for two fridge freezers. Plumbing for dishwasher. Power points.

Utility Room

Vinyl flooring. Part tiled walls. Sink and drainer. Plumbing for washing machine. Space for tumble dryer.

Storage Room

Door leading to steps to rear. Concrete flooring.

Ground Floor Entrance Hall

Access to lounge, office, and wc. Stairs leading to first floor. Carpet flooring. 2x Radiators.

Office

Window to rear. Carpet flooring. Wifi cables. Power points.

Living Room

Bay windows to front. Carpet flooring. Electric heater. 3x Radiator. Tv points. 3x Power points.

Bedroom One

Window to rear. Access to ensuite. Carpet flooring. Radiator. Power points.

Ensuite

Vinyl flooring. Tiled walls. Wc and wash hand basin. Walk-in shower cubicle.

First Floor Landing

Access to bedrooms two, three and four, and bathroom. Carpet stairs and landing. Storage cupboard.

Bedroom Two

Window to front. Carpet flooring. Part tiled walls. Wash hand basin.

Bedroom Three

Sea view bay window to front with balcony. Access to ensuite. Carpet flooring. Feature fireplace (inactive). Radiator. Tv and power points.

Ensuite

Wood effect flooring. Wc and wash hand basin with storage cupboard. Walk-in shower cubicle.

Bedroom Four

Window to rear. Access to ensuite. Carpet flooring. Radiator. Power points.

Ensuite

Vinyl flooring. Part tiled walls. Wc and wash hand basin. Walk-in shower cubicle.

Bathroom

Window to rear. Vinyl flooring. Walk-in shower cubicle. Wc and wash hand basin with vanity unit. Radiator.

Second Floor Landing

Access to bedrooms five, six and seven, and bathroom. Carpet flooring.

Bedroom Five





Window to front. Carpet flooring. Part tiled walls. Radiator. Tv and power points.

Bedroom Six

Sea view bay windows to front. Access to ensuite. Carpet flooring. Radiator. Tv and power points.

Ensuite

Vinyl flooring. Part tiled walls. Wc and wash hand basin with mirror. Walk-in shower cubicle.

Bedroom Seven

Window to rear. Access to ensuite. Carpet flooring. Radiator. Tv and power points.

Ensuite

Vinyl flooring. Part tiled walls. Wc and wash hand basin with mirror. Walk-in shower cubicle.

Bathroom

Window to rear. Vinyl flooring. Part tiled walls. Wc and wash hand basin. Walk-in shower cubicle. Radiator.

Residential/ Top Floor Landing

Access to bedroom eight, nine, and ten, and bathroom. Skylight. Carpet flooring.

Bedroom Eight

Sea view window to front. Access to bedroom nine. Skylights. Carpet flooring. Radiator.

Bedroom Nine

Sea view window to front. Access to landing, bedroom eight, bedroom ten, and ensuite. Carpet flooring. Radiator. Tv and power points.

Ensuite

Vinyl flooring. Tiled walls. Wc and wash hand basin

with mirror. Walk-in shower cubicle.

Bedroom Ten

Window to rear. Access to bedroom nine. Carpet flooring. Part tiled walls. Wash hand basin. Radiator. Tv and power points.

Bathroom

Window to rear. Vinyl flooring. Part tiled walls. Wc and wash hand basin. Bathtub. Towel rack.

Outside

Rear Garden

Steps leading to patio. Pathway leading to rear gate. Astro plot. Part fence and part brick wall surrounding.

Summer House

Double doors to front. Window to side. Carpet flooring. Seperate storage space to side. Insulated.



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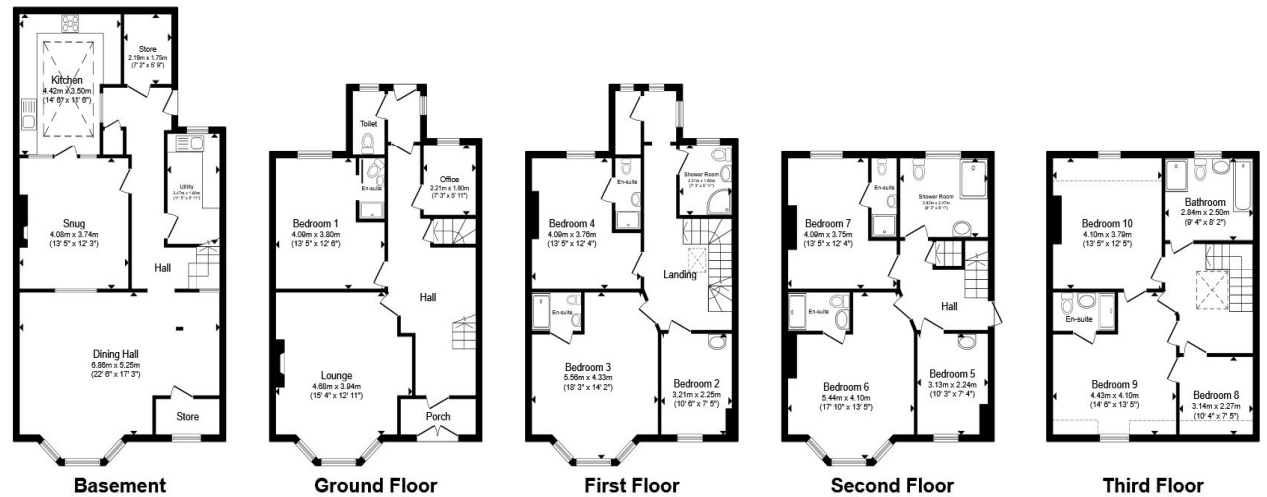
welcome to

Coventry Guest House Kirkley Cliff, Lowestoft

- Prime position on the sought-after South Lowestoft coastline
- Substantial 10-bedroom mid-terraced guesthouse
- Ten spacious bedrooms across three floors
- Basement level with kitchen, dining room, and utility area
- Rare, well-maintained rear garden

Tenure: Freehold EPC Rating: C
Council Tax Band: A

£370,000



Total floor area 338.2 m² (3,641 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref:
LOW109899 - 0007

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