



6 Winston Avenue, Lowestoft

Offers Over £205,000

# 6 Winston Avenue

Lowestoft, Lowestoft

Situated in the sought-after area of South Oulton Broad, this spacious 3-bedroom semi-detached bungalow offers a convenient and comfortable lifestyle. The property is ideally located close to local schools, doctors' surgeries, bus routes, and South Oulton Broad Station. Additionally, the beautiful Nicholas Everitt Park is just a short walk away, providing a wonderful space for recreation. The home is perfect for those seeking a peaceful setting with easy access to essential amenities and transport links.

## Location

Winston Avenue is a well-established residential street located in the town of Lowestoft, Suffolk. Situated to the south of the town centre, it benefits from a convenient and accessible location, with various local amenities nearby. The area is primarily residential, offering a mix of family homes and bungalows, making it an appealing choice for both families and retirees. Local schools, shops, and healthcare facilities are accessible, adding to the area's convenience. Winston Avenue is also close to the coastline, allowing residents to enjoy the scenic beauty of Lowestoft's beaches and surrounding areas. With good transport links, including bus routes and easy access to the A12, the location provides excellent connectivity to the broader Suffolk region and beyond.

## Agents Note

We understand the property will be sold freehold, connected to all mains services with gas central heating.





## 6 Winston Avenue

Lowestoft, Lowestoft

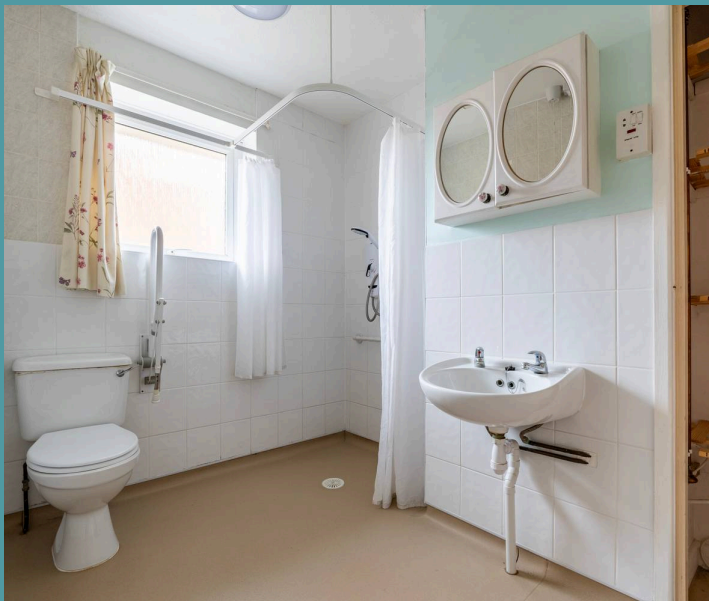
### The Property

Upon entering, you are welcomed into a bright, airy entrance hall, offering space and comfort. With its large double aspect windows, the lounge is a light-filled room that creates a warm and inviting atmosphere. A wall-mounted gas fire with a tiled hearth and wooden mantle serves as a focal point, adding to the cosy feel of the room. The kitchen is thoughtfully designed with ample storage, work surfaces, and modern appliances. The double aspect allows for plenty of natural light, and the kitchen conveniently opens out to the rear garden, providing an ideal space for cooking and enjoying the outdoors.

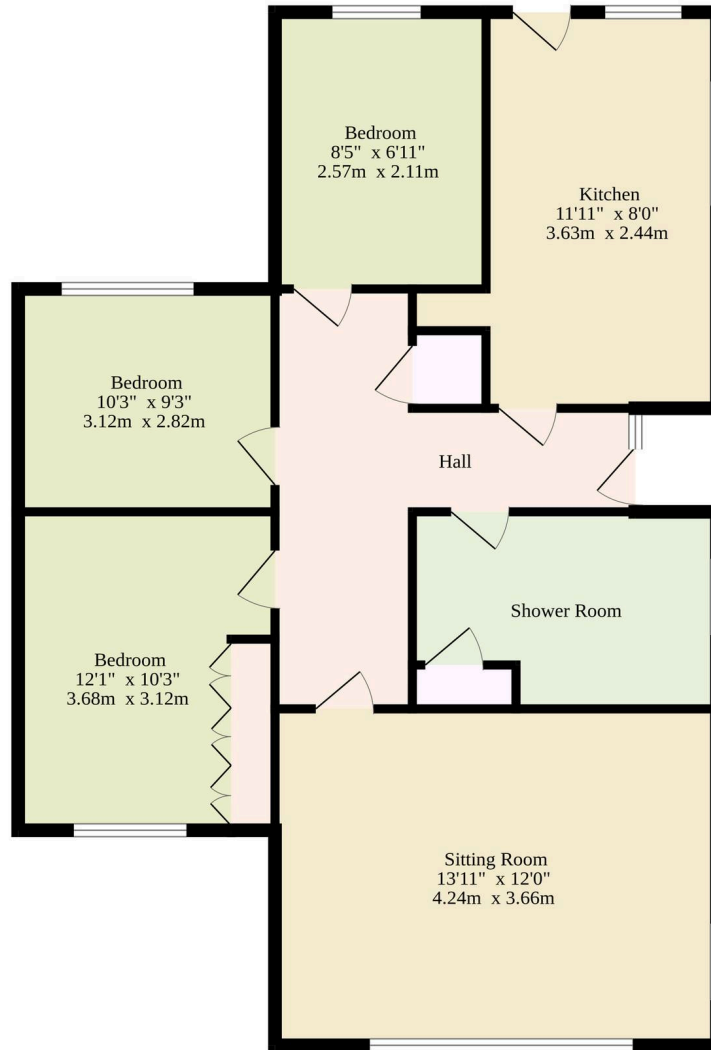
The bungalow offers three well-proportioned bedrooms, each providing a comfortable retreat. The main bedroom features built-in mirror wardrobes, while the other two bedrooms are equally versatile and ideal for guests, a home office, or hobbies. The property also includes a wet room, designed for convenience, with a shower, wash hand basin, and low-level WC.

Outside, the bungalow boasts an enclosed front garden with a lawn and flower borders, offering a pleasant view from the front windows. Off-street parking is available, leading to a detached garage with double wooden doors, providing secure storage or parking. The rear garden is accessible via a gated side entrance and offers a lawn, flower borders, and a path, as well as a shed for additional storage.

- Easy living with everything on one level
- Three bedrooms for versatile living
- Handy wet room



**Ground Floor**  
519 sq.ft. (48.2 sq.m.) approx.



Sqft Doesn'T Include The Shower Room Or Hallway

TOTAL FLOOR AREA : 519 sq.ft. (48.2 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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