



Dell Road, Lowestoft NR33 9NS

welcome to

Dell Road, Lowestoft

William H Brown are pleased to present this beautifully decorated home on Dell Road, Lowestoft. Offering spacious living, a modern kitchen and bathroom, generous bedrooms, and a private rear garden, this property also boasts a fantastic outbuilding - ideal as a home office, gym, or studio!



William H Brown are pleased to present this exceptional property on Dell Road, Lowestoft - a stunning home offering style, comfort and convenience in a highly sought-after location.

From the moment you step inside, this property makes an impression. The light and spacious open-plan living/dining area provides the perfect balance of modern living and homely charm, creating a space that is both practical and inviting.

The contemporary fitted kitchen is beautifully designed with excellent storage and workspace, ideal for family mealtimes or entertaining guests. Upstairs, the property offers four generously sized bedrooms, each with a warm and welcoming feel, while the bathroom is finished to a high standard with a sleek, and modern design.

Outside, the home continues to shine. The private rear garden provides an excellent space for relaxing or entertaining, and this is further enhanced by a fantastic outbuilding - a highly versatile addition that could serve as a home office, studio, gym, or workshop. This rare extra feature makes the property ideal for modern lifestyles, offering the convenience of work-from-home or hobby space right on your doorstep.

Positioned just a short distance from Lowestoft's award-winning sandy beaches, local schools, shops, and excellent transport links, this home is perfectly placed for those seeking both lifestyle and convenience. Please call today to book your viewing on 01502585998!

Entrance Hall

Cloakroom/Wc

Lounge

18' x 11' 7" (5.49m x 3.53m)

Kitchen

14' 10" Max x 7' 4" (4.52m Max x 2.24m)

Landing

Bedroom 1

11' 9" Max x 9' 3" (3.58m Max x 2.82m)

Ensuite

Bedroom 2

11' 4" x 8' 2" (3.45m x 2.49m)

Bedroom 3

8' 6" x 7' 8" (2.59m x 2.34m)

Bedroom 4

8' 1" x 7' 9" (2.46m x 2.36m)

Bathroom

Rear Garden

Outbuilding

9' 5" x 9' (2.87m x 2.74m)



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welcome to

Dell Road, Lowestoft

- SPACIOUS AND STYLISH LIVING ACCOMMODATION
- MODERN KITCHEN AND BATHROOM
- FOUR GENEROUS BEDROOMS
- PRIVATE ENCLOSED GARDEN WITH AN OUTBUILDING
- WALKING DISTANCE TO THE SEAFRONT

Tenure: Freehold EPC Rating: C

Council Tax Band: D

offers in excess of

£300,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
LOW109433 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443. Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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