



Church Road, Kessingland Lowestoft NR33 7SF

welcome to

Church Road, Kessingland Lowestoft

William H Brown are pleased to present this two bedroom mid-terraced home situated in the popular coastal village of Kessingland. The property offers a spacious reception room, fitted kitchen, ground floor bathroom and two double bedrooms, along with enclosed rear garden. Early viewing is advised!!



William H Brown are pleased to offer this well-presented two bedroom mid-terrace home, conveniently located along Church Road in the popular coastal village of Kessingland. Offering well-proportioned accommodation throughout, this property is ideal for first-time buyers, investors or those seeking a home close to local amenities and the beach. The ground floor comprises a welcoming reception room positioned at the front of the property, providing a comfortable living space with natural light. To the rear is a fitted kitchen, offering ample storage and worktop space, with access through to the rear lobby. The rear lobby leads to the ground floor shower room, fitted with a contemporary suite. To the first floor, the property offers two generous double bedrooms, both accessed from the landing and benefiting from pleasant outlooks, making them ideal for family living or guest accommodation. Externally, the home enjoys a fully enclosed rear garden, mainly laid to lawn with additional patio areas, providing an excellent space for outdoor seating and entertaining. The property is positioned within easy reach of local shops, schools, transport links, and Kessingland beach, making it highly convenient and desirable location. This is a fantastic opportunity to purchase a well-located home with plenty of potential.

Entrance Porch

Lounge

12' x 11' 11" (3.66m x 3.63m)

Kitchen

Rear Lobby

5' 3" x 2' 11" (1.60m x 0.89m)

Landing

Bedroom One

12' x 11' 11" (3.66m x 3.63m)

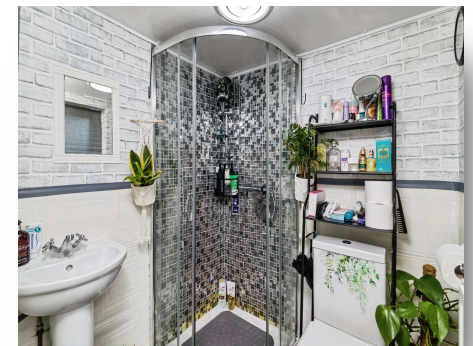
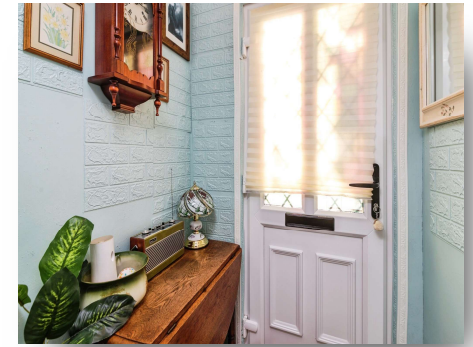
Bedroom Two

10' 1" x 9' (3.07m x 2.74m)

Bathroom

Front Garden

Rear Garden



view this property online williamhbrown.co.uk/Property/LOW109545



welcome to

Church Road, Kessingland Lowestoft

- GUIDE PRICE £165,000 - £175,000
- POPULAR KESSINGLAND VILLAGE LOCATION
- GROUND FLOOR BATHROOM
- TWO DOUBLE BEDROOMS
- ENCLOSED REAR GARDEN

Tenure: Freehold EPC Rating: C

Council Tax Band: A

guide price

£165,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/LOW109545



Property Ref:
LOW109545 - 0004

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.



william h brown



01502 585998



Lowestoft@williamhbrown.co.uk



138 London Road North, LOWESTOFT, Suffolk,
NR32 1HB



williamhbrown.co.uk