

A photograph of a light blue house with a white door and a bay window. The house has a white door with a diamond-patterned glass panel and a small arched window above it. To the left of the door is a white bay window with a dark roof. Above the bay window is a white-framed window with a dark frame. The house is next to a grey building on the left and a yellow building on the right. A red banner is at the bottom of the image.

**Aldreds**  
Estate Agents

19 Cambridge Road

Lowestoft, NR32 1TE

Price Guide £140,000-£150,000





## 19 Cambridge Road

Lowestoft, NR32 1TE

Guide Price £140,000 - £150,000 Aldreds are delighted to present this charming two bedroom mid terraced property, ideally situated in the highly sought after area of North Lowestoft. The home is conveniently located within walking distance of the town centre, railway station, and award-winning beaches, while also being close to a wide range of local schools, shops, and amenities. The ground floor offers a well proportioned lounge featuring an attractive fireplace, a spacious dining room, and a modern fitted kitchen. On the first floor, there are two generously sized bedrooms along with a family bathroom. To the rear, the property benefits from a private garden, providing an ideal setting for relaxation or al fresco dining. Additional features include gas central heating and uPVC double glazing. Offered at a realistic price, this delightful property would make an excellent first time purchase or buy-to-let investment. Early viewing is highly recommended.

### Lounge

12'2" x 11'10" (3.73 x 3.63)

Tiled flooring, uPVC double glazed bay window to front aspect, cast iron fireplace with timber surround, radiator, power points.

### Dining Room

12'2" x 8'9" (3.73 x 2.67)

Tiled flooring, stairs leading to first floor, full length understairs storage cupboard, radiator, power points, uPVC double glazed window, flat plastered ceiling.

### Kitchen

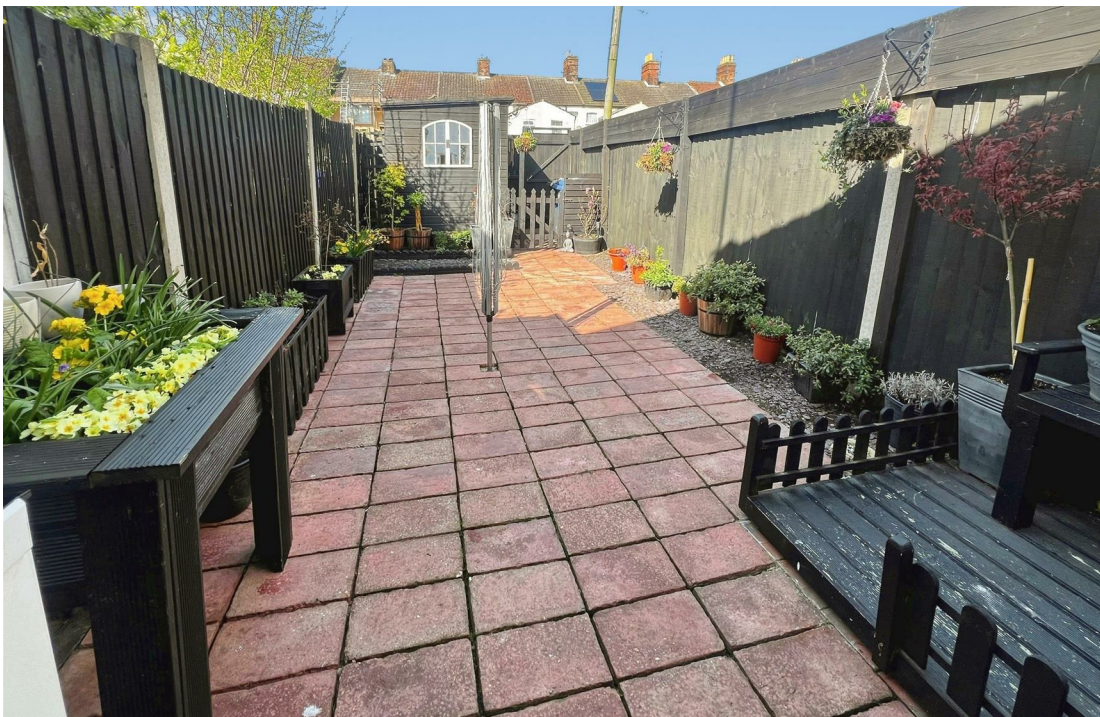
8'11" x 6'11" (2.72 x 2.13)

Tiled flooring, a full range of fitted kitchen units, space for fridge/freezer, space for gas cooker, recess and plumbing for washing machine, ceramic sink with single drainer, uPVC window, uPVC stable door leading out to the rear garden.

### First Floor Landing







### Bedroom 1

12'9" x 12'2" (3.91 x 3.73)

Fitted carpet, radiator, uPVC double glazed window, power points, space for full length wardrobe.

### Bedroom 2

12'4" x 12'2" (3.78 x 3.73)

Timber flooring, flat plastered ceiling, uPVC double glazed window, radiator, power points, door leading to:-

### Bathroom

8'7" x 6'7" (2.64 x 2.03)

Tiled flooring, uPVC window, bathroom suite comprising of a panel bath with shower over, low level WC, hand basin, radiator, part tiled walls.

### Outside

Outside to the front is an enclosed garden with low level brick walls, pathway to front door. To the rear of the property there is an enclosed West facing garden mainly laid to patio with a range of flowers and shrubs, a raised decked seating area with shingle borders, timber and felt garden shed, all enclosed by high timber fencing with gated access to rear.

### Tenure

Freehold

### Services

Mains water, Mains drainage, Main electricity.

### Council Tax

Band 'A'

Ref: L2582/04/26



Floor Plan

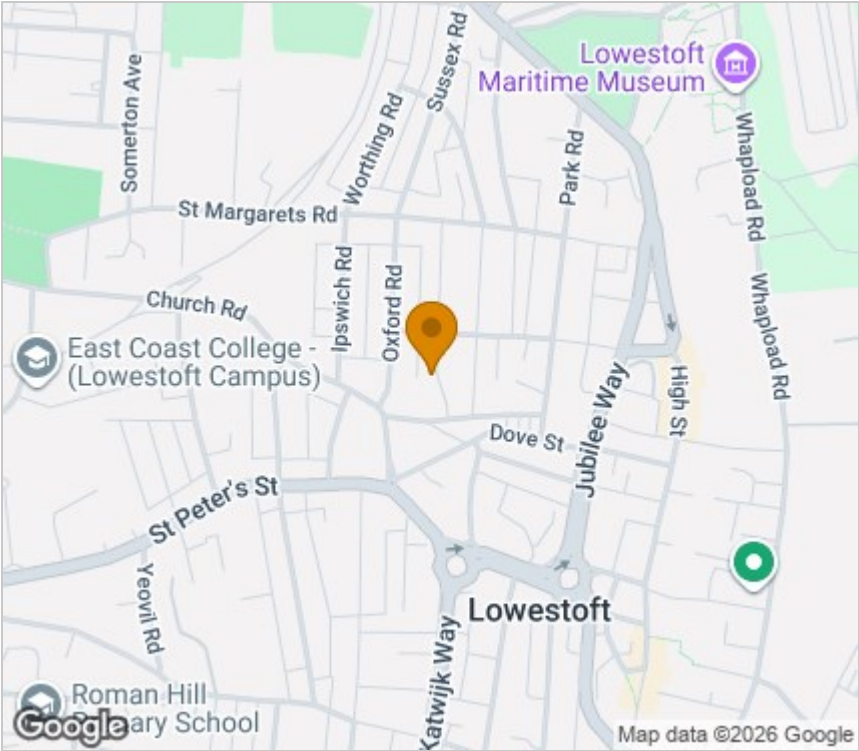


Viewing

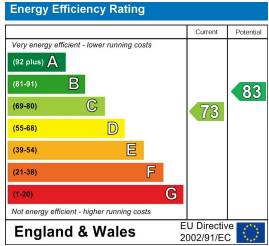
Please contact our Aldreds Lowestoft Office on 01502 565432 if you wish to arrange a viewing appointment for this property or require further information.

**Disclaimer**  
These particulars are issued on an understanding that all negotiations shall be conducted through Messrs. Aldreds. Please note: Messrs. Aldreds for themselves and for the vendors or lessors of this property whose agents they are given notice that: 1. Particulars are set out as a general outline only for guidance of intending purchasers or lessees, and do not constitute nor constitute part of, an offer or contract. 2. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. 3. No person in the employment of Messrs. Aldreds has any authority to make or give any representation or warranty whatever in relation to this property. 4. If you are proposing to visit the property and are travelling some distance please check with Aldreds on the issue of availability prior to travelling. 5. Aldreds Property Consultants and associated services may offer additional services to the prospective purchaser for which they will be entitled to receive a commission. Aldreds are pleased to be working with Mortgage Advice Bureau. They're an award-winning mortgage broker with over 1,400 advisers across the UK, and have access to over 12,000 mortgage products from over 90 lenders. Aldreds Estate Agents Ltd receive a commission of £200 on each completed case. Your home may be repossessed if you do not keep up repayments on your mortgage. There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1%, but a typical fee is 0.3% of the amount borrowed. Mortgage Advice Bureau is a trading name of Mortgage Seeker Limited which is an appointed representative of Mortgage Advice Bureau Limited and Mortgage Advice Bureau (Derby) Limited which are authorised and regulated by the Financial Conduct Authority. Mortgage Seeker Limited Registered Office: Lovewell Blake, Sixty Six North Quay, Great Yarmouth, Norfolk, NR30 1HE. Registered in England Number: 03721415. 6. Potential purchasers should check with their providers that the broadband and mobile phone coverage they would require is available.

Area Map



Energy Efficiency Graph



143 London Road North, Lowestoft, Suffolk, NR32 1NE  
Tel: 01502 565432 Email: [lowestoft@aldreds.co.uk](mailto:lowestoft@aldreds.co.uk) <https://www.aldreds.co.uk/>  
Registered in England Reg. No. 08945751 Registered Office: 17 Hall Quay, Great Yarmouth, Norfolk NR30 1HJ  
Directors: Mark Duffield B.S.c. FRICS. Dan Crawley MNAEA Paul Lambert MNAEA