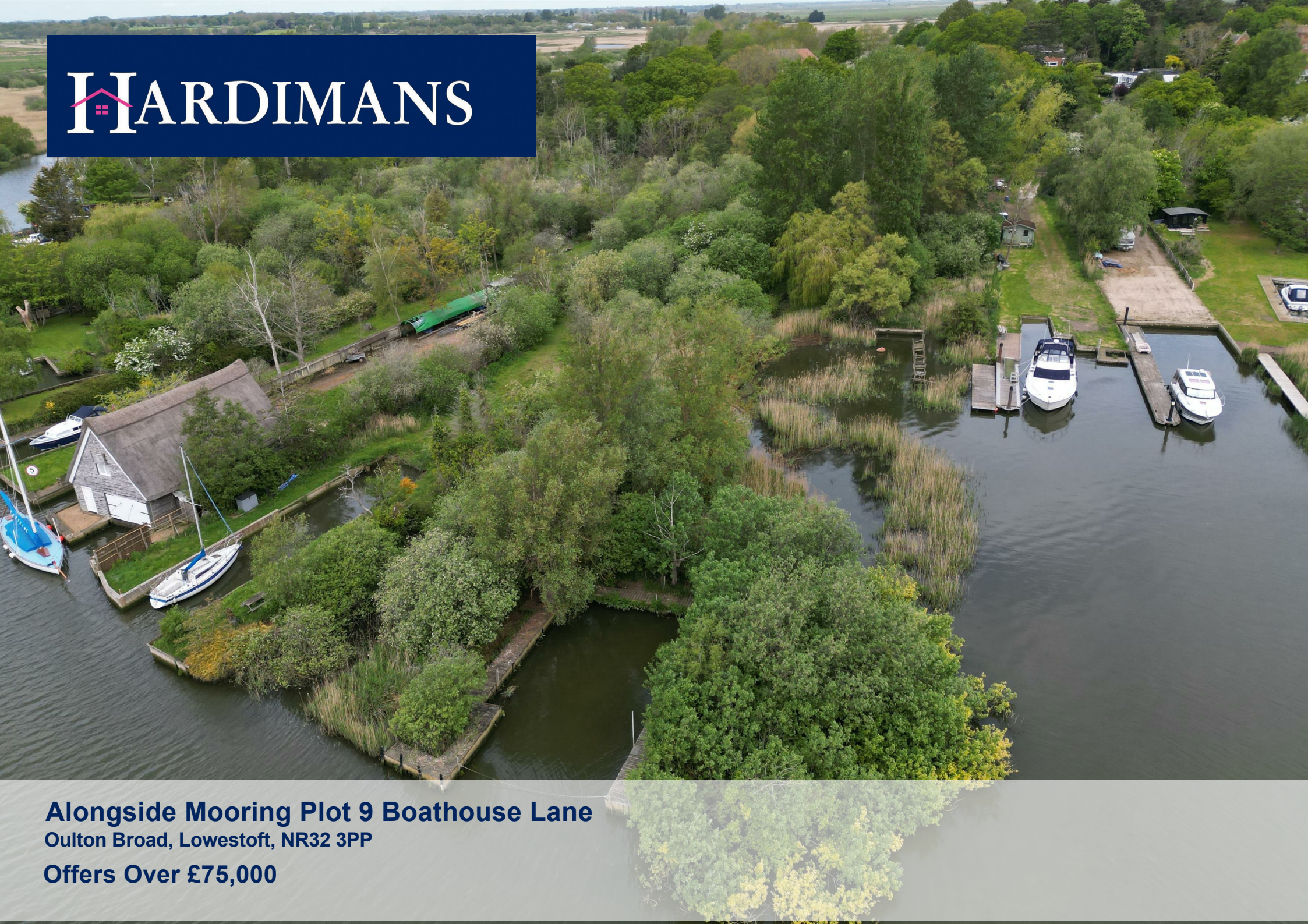




HARDIMANS

Alongside Mooring Plot 9 Boathouse Lane
Oulton Broad, Lowestoft, NR32 3PP
Offers Over £75,000

Alongside Mooring Plot 9 Boathouse Lane, Oulton Broad, Lowestoft, Suffolk, NR32 3PP

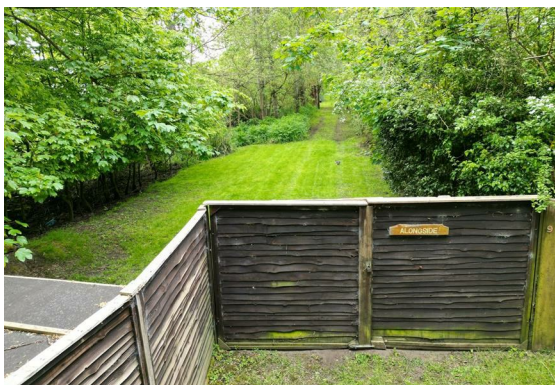
FANTASTIC MOORING PLOT- potential to fulfil all your boating dreams! Situated on one of the largest plots in the area, this property boasts an excellent mooring space of approximately 8.65 x 15 meters, allowing you to dock up to 4 boats with ease.

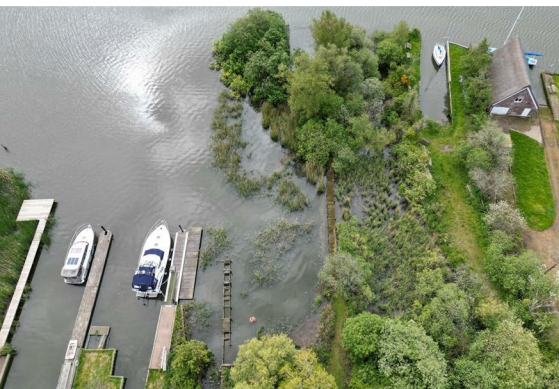
In addition to the generous mooring facilities, the connecting walkway provides the additional facility for launching smaller craft and canoes, making it a paradise for water enthusiasts. Imagine your family spending their days exploring and messing about on the water.

To top it all off, there is a substantial summer house on the property, offering the perfect spot to unwind and enjoy the outstanding nature and wildlife all around you. Whether you're a boating enthusiast or simply appreciate the tranquillity of the setting, this property on Boathouse Lane is sure to capture your heart. Don't miss out on this rare opportunity.

DIRECTIONS

Travelling from Oulton Broad via Hall Road, turn into Prospect road and continue along here until you pass over the railway bridge. Immediately after this, turn first right into Boathouse Lane, which is an unmade road. Travel for approx 1/5th mile where you will find the property on your left hand side signposted 'Alongside', No. 9 Boathouse Lane.





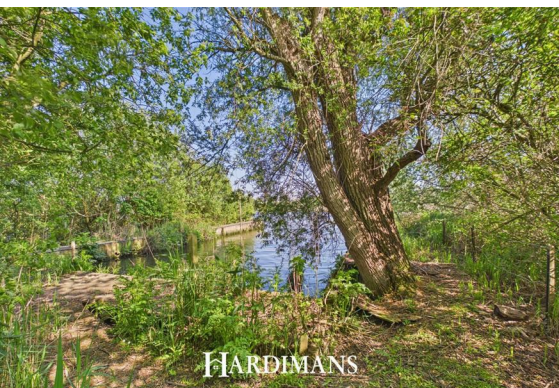
DRIVEWAY AND CAR PARKING

There are double timber gates at the entrance which provide security and privacy

THE SITE

The property comprises a large piece of land, mainly grassed with established trees and side drainage dykes.

There is a wooden walkway connecting to the peninsular piece of land where the main mooring is located. Where the walkway is located, there is a former timber slipway which is now redundant. In addition, the vendor informs us the walk way once provided a fantastic place to launch smaller craft like paddle boards and small boats. Please note, there will need to be some dredging and clearance of reeds.



SUMMER HOUSE

The property has a good size timber summer house and patio area, providing an excellent place for the family to enjoy a BBQ.

SUBSTANTIAL MOORING

The property has a good size mooring with walkways on all 3 sides. It is not often moorings of this size and nature become available with the capability to moor a substantial boat.



MATERIAL INFO

This property has no mains services.

Flood Risk Info: Possible flood risk

* Broadband: No connection

* Mobile; No connection

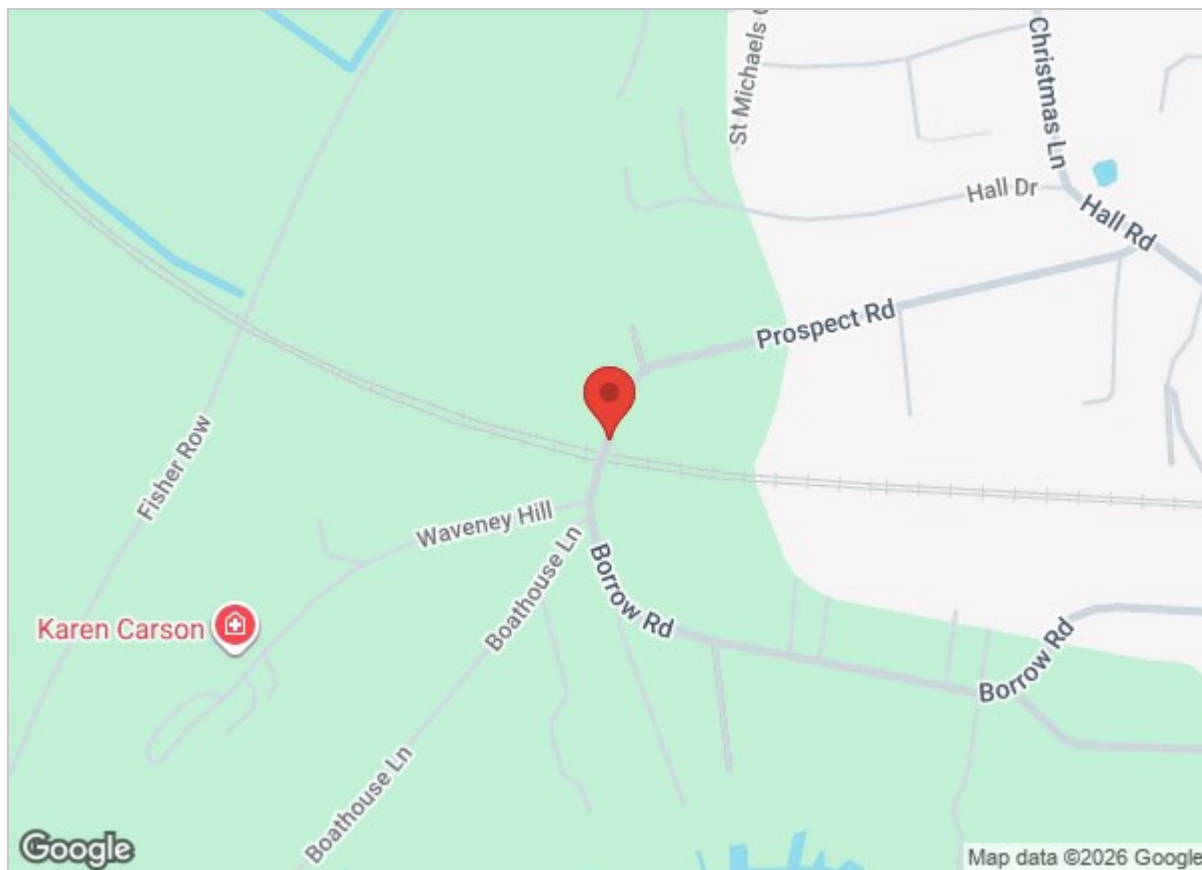
* Disclaimer: This information is based on predictions provided by Ofcom. Applicants should carry out their own enquiries to satisfy themselves that the coverage is adequate for their requirements.

NB

Please note the site and summer house are being sold as seen.



Area Map



Viewing

Please contact our Lowestoft Office on 01502 515999
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



134 London Road North, Lowestoft, Suffolk NR32 1HB
Tel: 01502 515999
www.hardimans.co.uk E: info@hardimans.co.uk

