



11 Gunton Cliff

Lowestoft, NR32 4PE

Asking Price £580,000



11 Gunton Cliff

Lowestoft, NR32 4PE

Aldreds are delighted to offer this beautifully presented detached bungalow, situated in one of North Lowestoft's most sought-after locations on Gunton Cliff, enjoying some of the finest panoramic sea views in the Norfolk and Suffolk area. Ideally positioned within a short walk of North Lowestoft beach, this exceptional home offers spacious and versatile accommodation throughout. A welcoming entrance hall leads to a generous open-plan lounge and dining area with sea view, which flows seamlessly into a well-appointed fitted kitchen and a bright garden room, creating an ideal space for both everyday living and entertaining. The property offers up to three double bedrooms, including a superb principal bedroom with en-suite shower room and bedroom 2 providing sea views, complemented by a stylish family bathroom featuring both a bath and separate walk-in shower. The first-floor bedroom provides flexible accommodation and could serve as a guest suite, home office, or additional sitting room, where the remarkable elevated sea views can be fully appreciated. Outside, the property benefits from a large driveway providing ample off-road parking, a double garage with electric door, and beautifully maintained rear lawned gardens, offering an attractive and private outdoor space. Further benefits include uPVC double glazing, gas-fired central heating, neutral décor, quality fixtures and fittings, and immaculate presentation throughout. Properties in this highly desirable coastal location rarely come to the market, and an early internal viewing is strongly recommended to fully appreciate the accommodation, setting, and outstanding sea views on offer. No Onward Chain. The property can also be sold furnished if required.

Entrance Porch

Ceramic tiled flooring, large aspect Upvc window, Composite entrance door.

Wide Entrance Hall

Fitted entrance carpet leading on to LVT flooring, flat plastered and coved ceiling, radiator, large full length storage /cloak cupboard, feature galleried staircase leading up to the first floor.

Lounge/Diner

14'6" x 27'3"(max) (4.44 x 8.33(max))

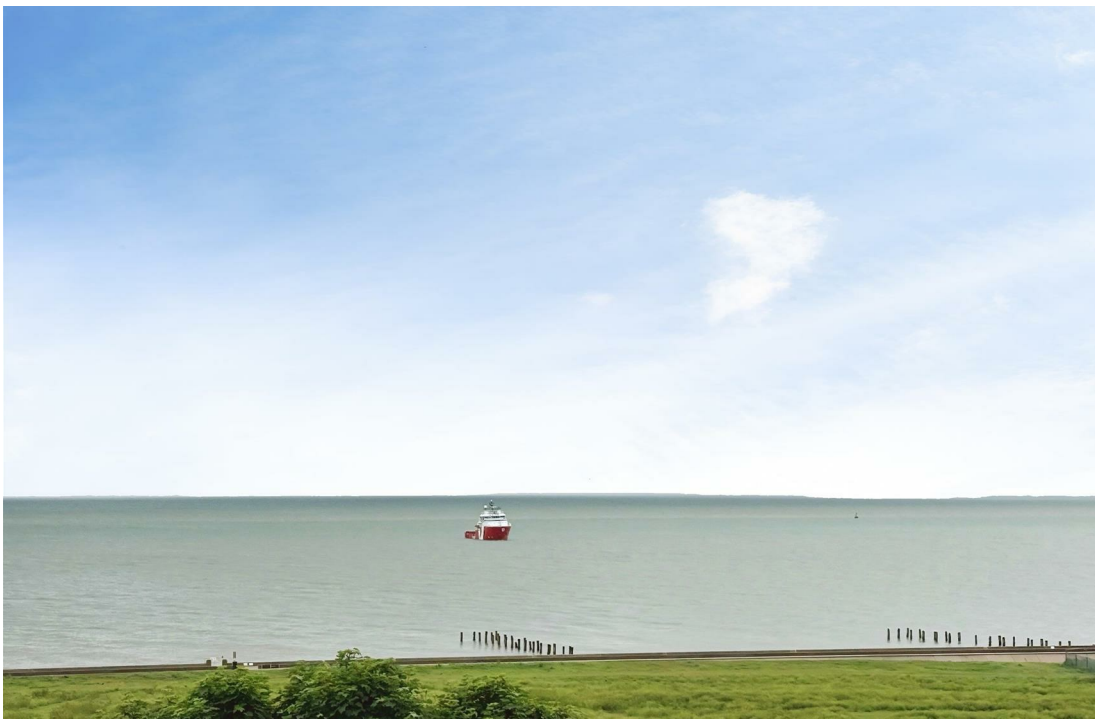
Fitted carpet, flat plastered and coved ceiling, triple aspect Upvc windows including a large aspect window giving panoramic sea views, patio doors leading out to the rear garden, radiators, power points, T.V point, ample space for family size dining table and chairs, recess currently housing a piano, wide opening leading to a beautiful open plan kitchen/breakfast room.

Kitchen/Breakfast Room

16'0" x 10'2" (4.88 x 3.10)

Luxury vinyl flooring, full range of quality fitted kitchen units with extended work surfaces, double composite sink with single drainer, double eye level electric oven with matching four burner ceramic hob, enclosed extraction cooker hood, power points, full range of integral appliances including a full length fridge/freezer, dishwasher, and washing machine, tiled splash backs, breakfast bar, radiator, flat plastered and coved ceiling with inset spot lighting, double aspect Upvc windows.





Garden Room

10'6" x 10'2" (3.22 x 3.12)

LVT flooring, large aspect Upvc window, double Upvc patio doors leading out to the rear garden, feature vaulted ceiling with sky light, radiator, power points.

Master Bedroom

9'10" x 13'10" (3.00m x 4.22m)

Fitted carpet, flat plastered and coved ceiling, radiator, power points, Upvc window, full length fitted cupboard/airing cupboard.

En-Suite Shower Room

Vinyl flooring, quality fitted shower suite comprising of a fully tiled oversized corner shower cubicle enclosed by curved glass doors, pedestal sink, low level W.C., shaver socket, full length heated towel rail, Upvc window, extractor fan, fully tiled walls.

Bedroom 2

14'6" x 9'10" (4.44 x 3.02)

Fitted carpet, large aspect Upvc window providing panoramic sea views, power points, radiator, range of quality fitted wardrobes.

Family Bathroom/Shower Room

Vinyl flooring, open plan walk in shower cubicle enclosed by glass screen, panel bath, low level W.C with enclosed cistern, vanity sink unit, full length heated towel rail, fully tiled walls, shaver socket, Upvc window, flat plastered ceiling, inset spot lighting.

First Floor Reception Room/Bedroom 3

17'11" x 12'8" (5.47 x 3.88)

Accessed by a beautiful galleried staircase leading off the main entrance hall, fitted carpet, feature vaulted ceiling, large aspect windows providing panoramic sea views, power points, radiator, cupboard doors leading to the eaves providing ample storage space.

Outside To The Front

There is a beautifully presented frontage which is laid to ornamental stone, a long tarmac driveway providing ample off road parking for a variety of cars or leisure vehicles which leads to a purpose built double garage with electric roller door, power points and lighting.

Outside To The Rear

There is a spacious lawned garden with very private rear and side aspect. patio seating area being ideal for bistro style dining. This is all enclosed by high fencing.

Tenure And Services

Freehold

Mains Electric Gas Drains And Water

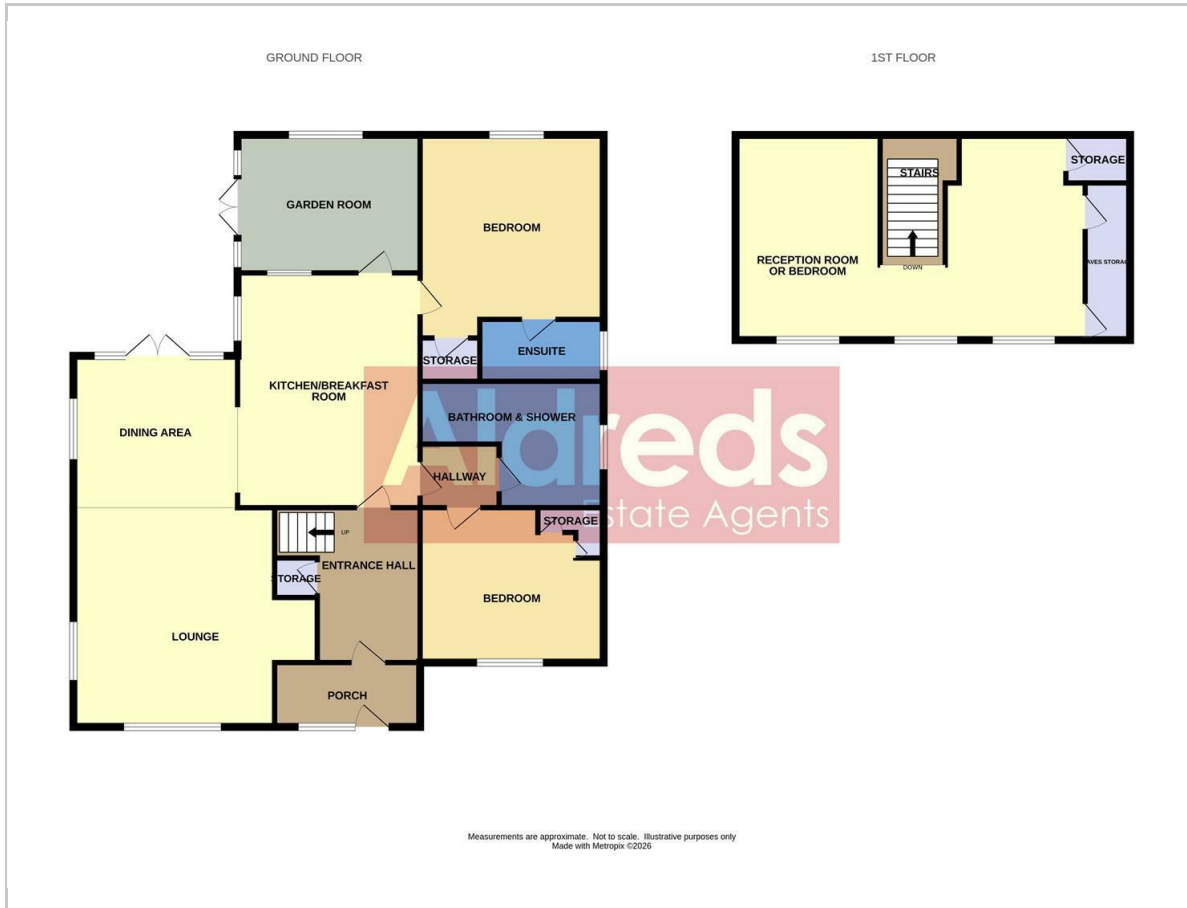
Council Tax Band - E

No Chain

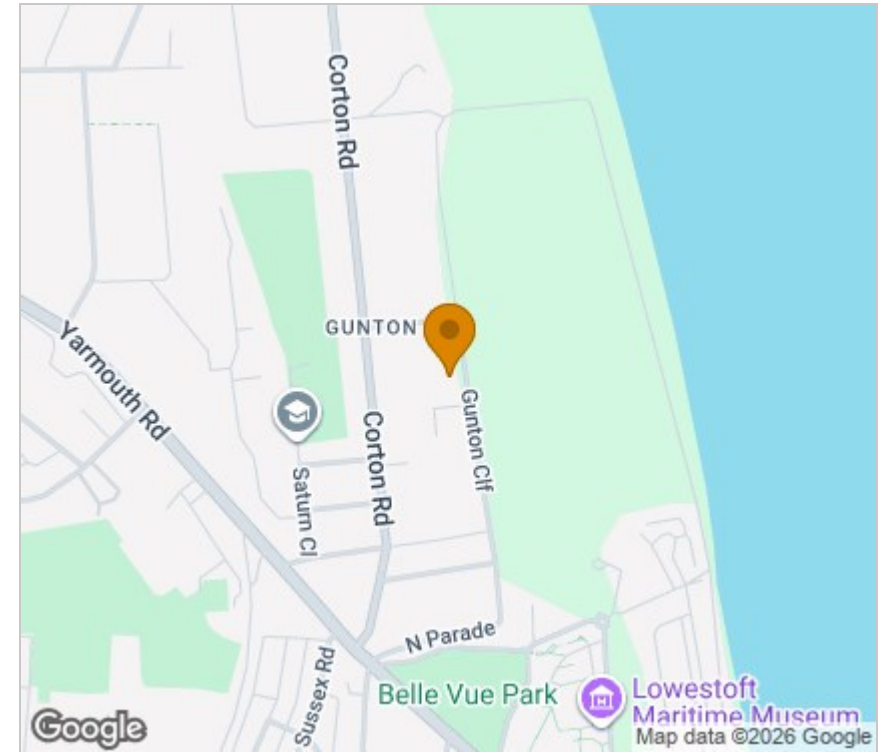
Ref: L2639/06/26



Floor Plan



Area Map



Viewing

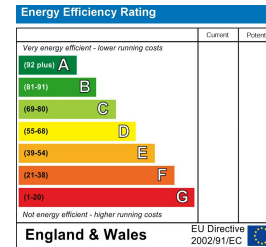
Please contact our Aldreds Lowestoft Office on 01502 565432 if you wish to arrange a viewing appointment for this property or require further information.

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.

Energy Efficiency Graph



143 London Road North, Lowestoft, Suffolk, NR32 1NE
 Tel: 01502 565432 Email: 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