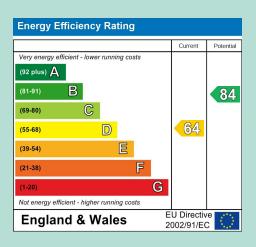
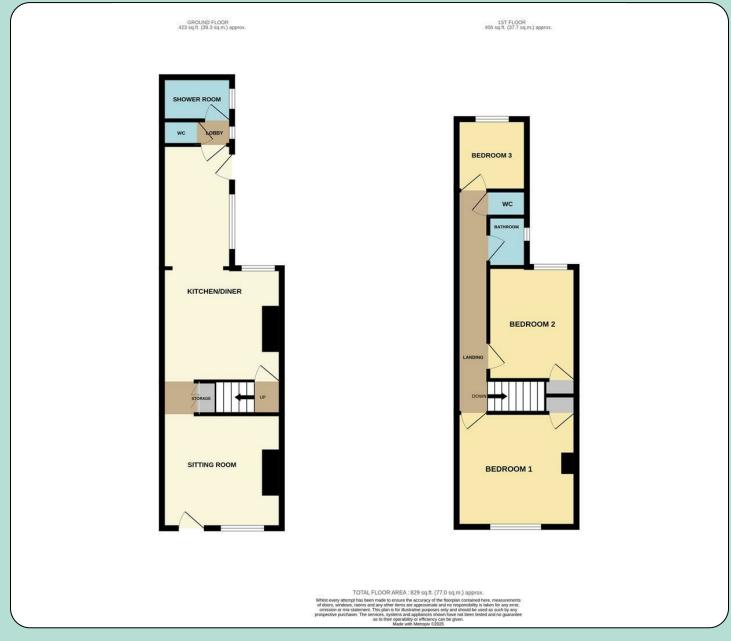
www.paulhubbardonline.com

Tenure: Freehold Council Tax Band: A EPC Rating: D

Local Authority: East Suffolk Council





Paul Hubbard Estate Agent 178-180 London Road South Lowestoft Suffolk NR33 OBB

Contact Us www.paulhubbardonline.com 01502 531218 Agents Note: Whilst every care has been taken to prepart these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements







Morton Road Pakefield, NR33 0JQ

- 3 bedroom family home
- Modern decor throughout
- Improvements made throughout
- Open-plan Kitchen/diner
- Fully enclosed rear courtyard
- Ground floor shower room & firs floor bathroom
- Sought after location in Pakefield
- Moments from the gorgeous pakefield beach
- Close to local amenities & shops
- Great transport links











Location

Discover the hidden gem of sought after Pakefield, a charming village nestled in Lowestoft, Suffolk, blessed with award-winning sandy beaches, breath-taking Victorian seafront gardens, and the iconic Royal Plain Fountains. With two piers and an array of independent eateries, there's no shortage of things to do and see. Pakefield is also home to top-rated schools, excellent public transport links, and a vibrant local community.

Sitting Room

3.62 x 3.41

Fitted carpet, UPVC entrance door & double glazed window to the front aspect, radiator and a doorway opening leads through to the an under-stair storage cupboard and then to the dining room.

Kitchen/ Diner

7.15 max x 3.62 max

Laminate flooring, UPVC double glazed window to the rear aspect, radiator, opening leads through to the kitchen, base units, laminate work surfaces, tile splash backs, inset stainless steel sink & drainer with mixer tap, integrated fridge-freezer, space for an oven and doors opening to the WC & shower room.

Lobby

Doors opening to the shower room & WC and a UPVC double glazed window to the side aspect.

Ground Floor WC

A convenient downstairs WC.

Ground Floor Shower Room

2.13 x 1.19

Vinyl flooring, UPVC double glazed window to the side aspect, wash basin set into a vanity unit with a mixer tap and a mains-fed shower set over a shower tray.

Stairs leading to the First Floor Landing

Fitted carpet, radiator and doors opening to the bedrooms & bathroom.

Bedroom 1

3.65 x 3.43

Fitted carpet, UPVC double glazed window to the front aspect, radiator and a door opens to a built-in storage cupboard.

Bedroom 2

3.41 x 2.72

Fitted carpet, UPVC double glazed window to the rear aspect, radiator and a door opens to a built-in storage cupboard.

First Floor Bathroom

1.52 x 1.27

Vinyl flooring, UPVC double glazed obscure window to the side aspect, heated towel rail, part tiled walls, wash basin set into a vanity unit with a mixer tap and a panelled bath with a mixer tap & a handheld shower attachment.

First Floor WC

1.26 x 0.75

Laminate flooring, toilet and gas combi boiler.

Bedroom 3

2.11 x 2.03

Fitted carpet, UPVC double glazed window to the rear aspect and a radiator.

Outside

Secure gated access opens onto a paved frontage, leading up steps to the main entrance door. The area is fully enclosed by a brick wall, offering both privacy and security. Additional gated access to the rear is available via a convenient side pathway.

The rear garden features a low-maintenance paved layout that enjoys afternoon sun, ideal for relaxing or entertaining. It includes planted borders for added greenery, a timber storage shed, an outdoor tap, and external lighting. Gated access to a side pathway offers further practicality.

Financial Services

If you would like to know if you can afford this property and how much the monthly repayments would be, Paul Hubbard Estate Agents can offer you recommendations on financial/mortgage advisors, who will search for the best current deals for first time buyers, buy to let investors, upsizers and relocators. Call or email in today to arrange your free, no obligation quote.



