

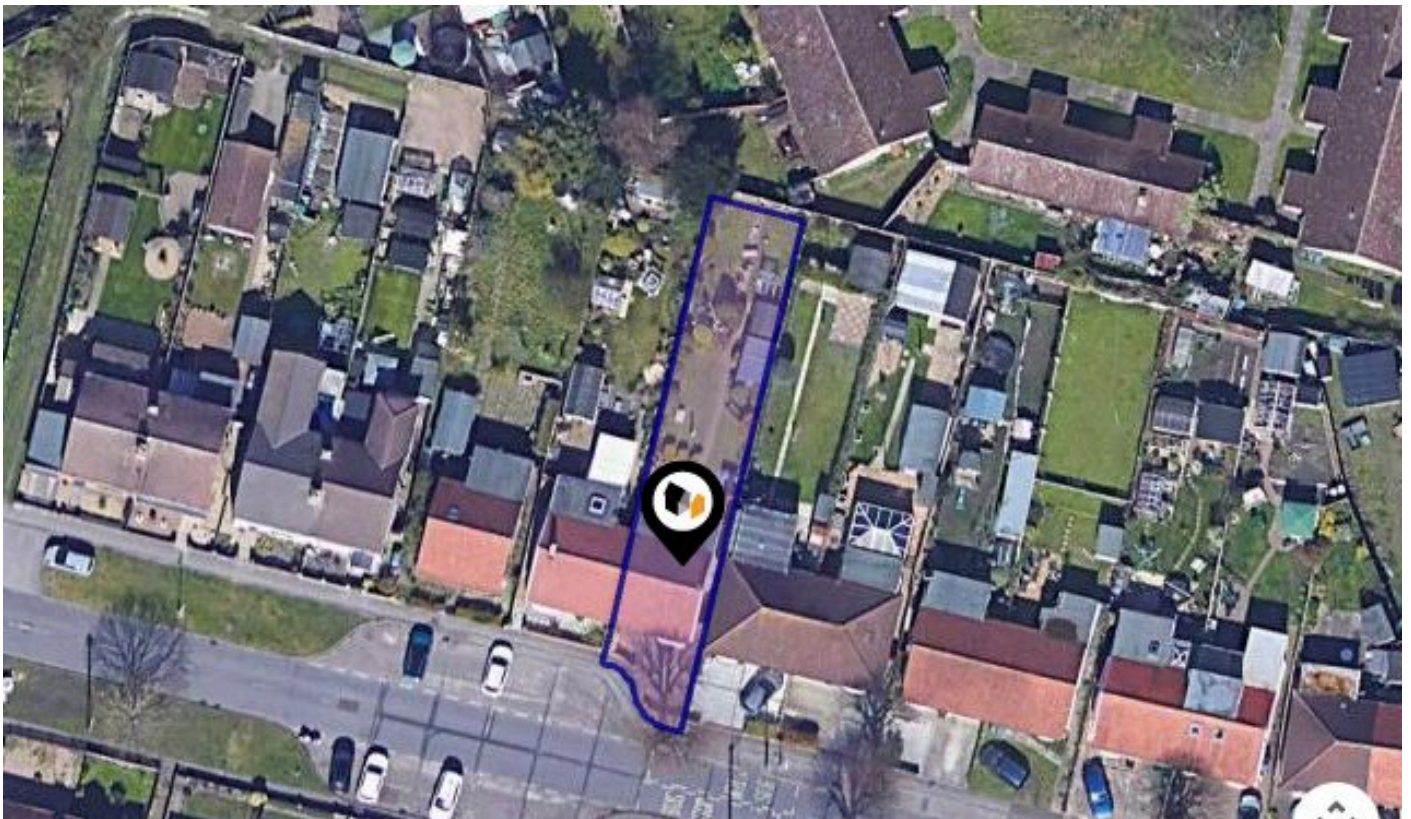


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 05th August 2025



EDGERTON ROAD, LOWESTOFT, NR33

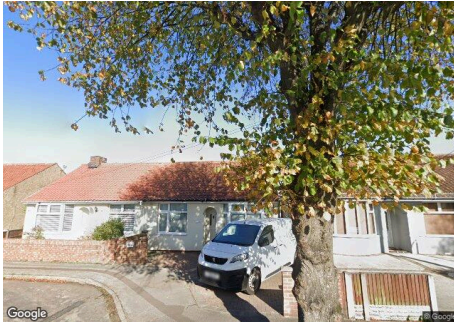
Howards

164-166 London Road North, Lowestoft, Suffolk, NR32 1HB

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Property

Type:	Semi-Detached House
Bedrooms:	2
Floor Area:	688 ft ² / 64 m ²
Plot Area:	0.08 acres
Year Built :	1930-1949
Council Tax :	Band B
Annual Estimate:	£1,729
Title Number:	SK268611

Tenure: Freehold

Local Area

Local Authority:	Suffolk
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

Estimated Broadband Speeds
(Standard - Superfast - Ultrafast)

4
mb/s



79
mb/s



10000
mb/s



Mobile Coverage:
(based on calls indoors)



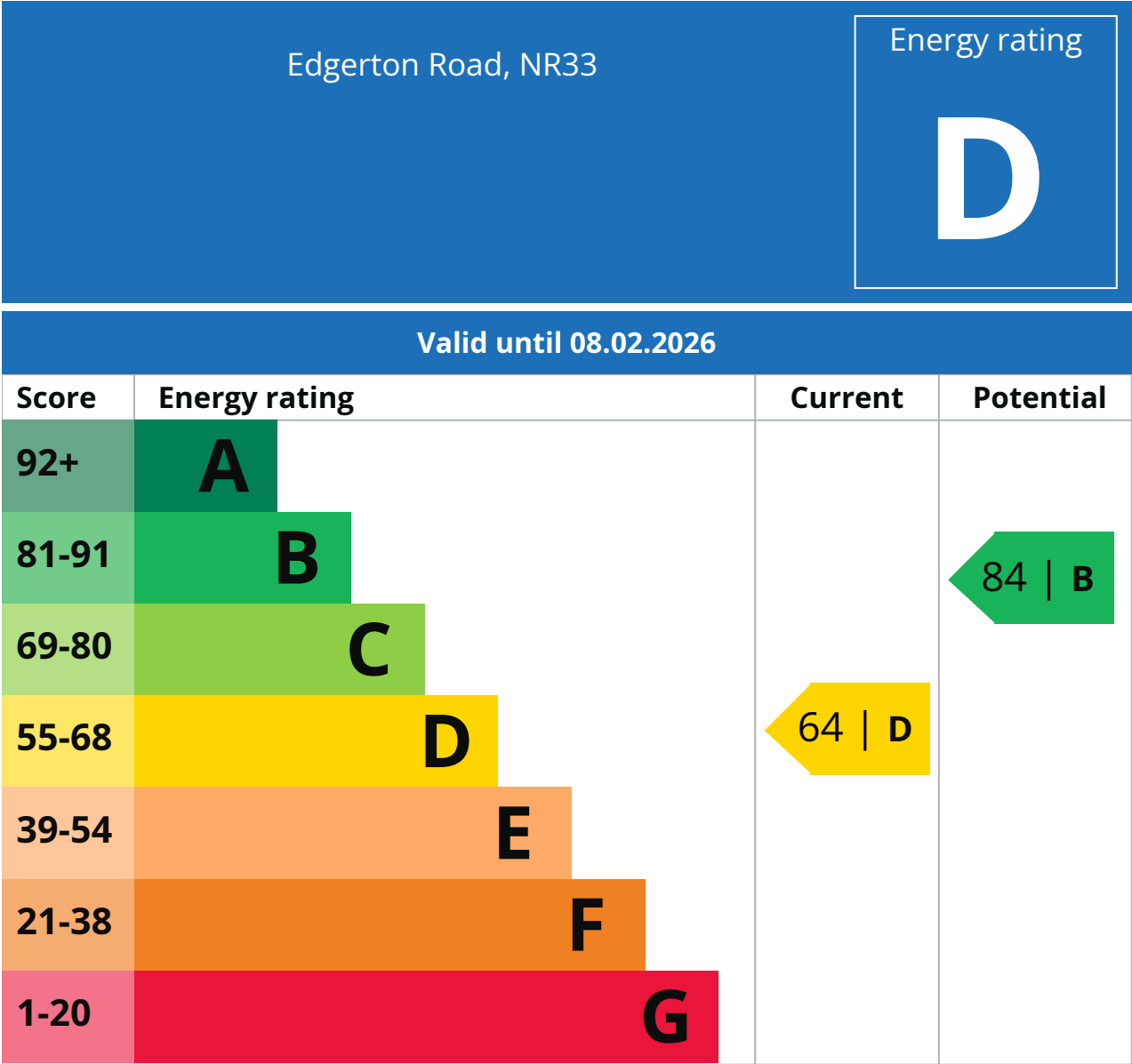
Satellite/Fibre TV Availability:



Planning History This Address

Planning records for: *Edgerton Road, Lowestoft, NR33*

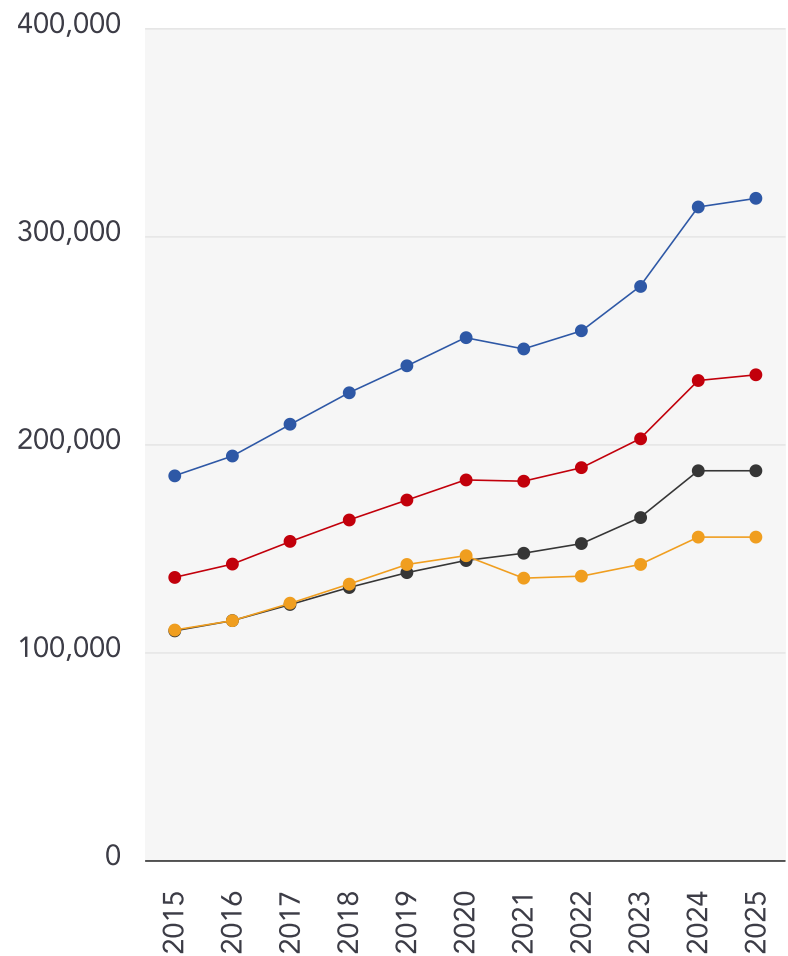
Reference - DC/06/1081/FUL	
Decision:	Permitted
Date:	02nd August 2006
Description:	Construction of a rear extension



Additional EPC Data

Property Type:	Bungalow
Build Form:	Semi-Detached
Transaction Type:	ECO assessment
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing, unknown install date
Previous Extension:	1
Open Fireplace:	0
Ventilation:	Natural
Walls:	Solid brick, as built, no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched, 300 mm loft insulation
Roof Energy:	Very Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer, room thermostat and TRVs
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in 57% of fixed outlets
Floors:	Suspended, no insulation (assumed)
Total Floor Area:	64 m ²

10 Year History of Average House Prices by Property Type in NR33



Detached

+72.22%

Semi-Detached

+71.67%

Terraced

+69.85%

Flat

+40.39%

Important - Please Read

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