

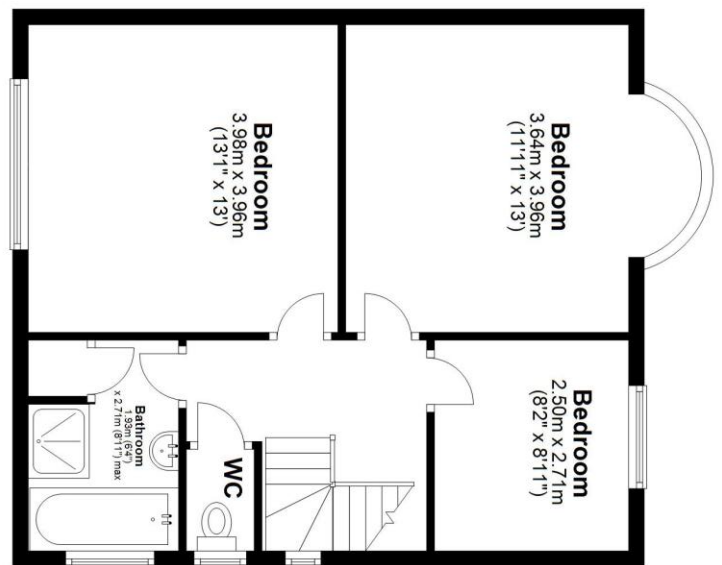
HADLEY TAYLOR

242 BLUEBELL ROAD, NORWICH NR4 7LW

DETACHED FAMILY HOUSE LOCATED CLOSE TO THE UNIVERSITY OF EAST ANGLIA WITH ENTRANCE HALL, SITTING ROOM, DINING ROOM, GARDEN ROOM, KITCHEN, 4 BEDROOMS, BATHROOM, SEP WC, SHOWER ROOM, DOUBLE GLAZING, GFCH, 80' REAR GARDEN, GARAGE AND NO ONWARD CHAIN ENERGY RATING E



OFFERS IN REGION OF £500,000



Total area: approx. 150.5 sq. metres (1620.3 sq. feet)

Note: Hadley Taylor for themselves and for the vendor or lessees of this property whose agents they are given notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute part of, an offer or contract: (ii) all descriptions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchaser or lessees 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 (iii) no person in the employment of Hadley Taylor has any authority to make or give any representation or warranty whatever in relation to this property.

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Hadley Taylor Estate Agents, 37a Leopold Road, Norwich, NR4 7PJ
Tel: 01603 250248 email: sales@hadleytaylor.com

Location

The property is located within two miles of the centre of Norwich, the cathedral city and regional centre of East Anglia. The city boasts a lively night life, cultural and social activities as well as good shopping and an historic centre. State, Faith and independent schools for all age groups, a Waitrose supermarket, Eaton Park and public houses are all within easy reach. The Norfolk and Norwich University hospital and the University of East Anglia are also close by.

Accommodation

The ground floor accommodation comprises of an entrance porch, entrance hall, sitting room, dining room, study/bedroom 4, garden room, kitchen, and a ground floor shower room. On the first floor there are three bedrooms, separate WC and a bathroom off the landing.

The property benefits from gas fired central heating and double glazing and would benefit from a program of modernisation.

Outside

The front garden is laid to shingle with shrub beds and a path leading to the front door and a driveway leading to the garage. The rear garden is laid to lawn with a patio, shrubs, fruit and holly trees and a large timber garden shed. The garage has an up and over door, power and light.

Directions

Leave the city on Earlham Road, cross over the outer ring road, take the third left hand turn onto Bluebell Road and the property can be found on the left hand side of the road.

Local Authority

Norwich City Council.

Services

We understand that mains electricity, gas, water and sewerage are connected to the property.

Viewing

Strictly through Vendor's sole agents: Hadley Taylor 01603 250 248

Hours of Business

Monday to Friday: 0900 – 1730

Saturdays: 1000 – 1300



Sitting Room



Garden Room



Kitchen



Dining Room



Rear Elevation



Garden