



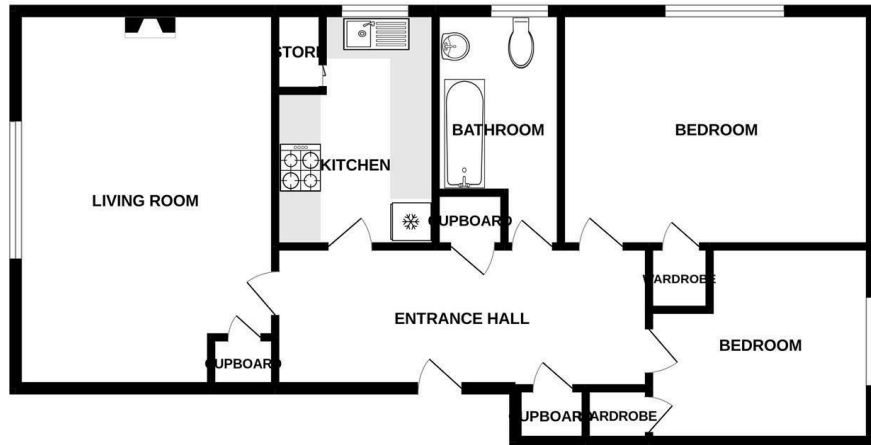
7c St. Bartholomews Close | | Norwich | NR2 4DX

£170,000

**** SHARE OF FREEHOLD APARTMENT IN POPULAR NR2 **** Gilson Bailey are delighted to offer this spacious two bedroom, first floor apartment situated in a cul-de-sac location just to the west of the City Centre with a long Lease of 994 years. Accommodation comprises: entrance hall, open plan 16 ft lounge-diner, kitchen, two bedrooms and a bathroom. The property is part of a small development which consists of four apartments sharing the freehold. Outside there are communal gardens, a storage shed and parking. The apartment would make an excellent first time buy or buy to let investment so be quick to arrange your viewing!



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Location

St Bartholomews Close is situated close by to many local amenities including schooling, popular local shops, pubs, restaurants and supermarkets and has great public transport links to and from the City centre. There is also good access to the University of East Anglia, Norfolk and Norwich University Hospital and the Norwich Ring Road.

Accommodation Comprises

Entrance

Doors to open plan lounge kitchen and diner. Doors to bedroom one, bedroom two and storage cupboard.

Open Plan Lounge Diner 15'8" x 11'5"

Window, radiator and storage.

Kitchen 11'1" x 7'6"

Range of wall and base units, single sink and drainer, cooker, space for fridge freezer and washing machine and storage cupboard.

Bedroom One 13'1" x 9'10"

Window, radiator and built in wardrobe.

Bedroom Two 9'10" x 6'10"

Window, radiator and built-in wardrobe

Bathroom

Three piece suite, window and radiator.

Outside

There is a large lawned communal garden with patio area, and storage shed. There is also residents parking.

Tenure

Leasehold

Term 999 years from 22 October 2019.

Service Charge:- £80 paid every 6 months

Ground Rent:- 0

Annual Charges:- £185.62 PA

Share of the Freehold


For further information, please contact the office.

Local Authority

Norwich City Council - Tax Band A



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Local Authority

Norwich City Council, Tax Band A

Tenure

Leasehold

Please note that we have not tested any apparatus, equipment, fixtures, fittings or services and as so cannot verify that they are in working order or fit for their purpose. Gilson Bailey cannot guarantee the accuracy of the information provided. This is provided as a guide to the property and an inspection of the property is recommended.

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