

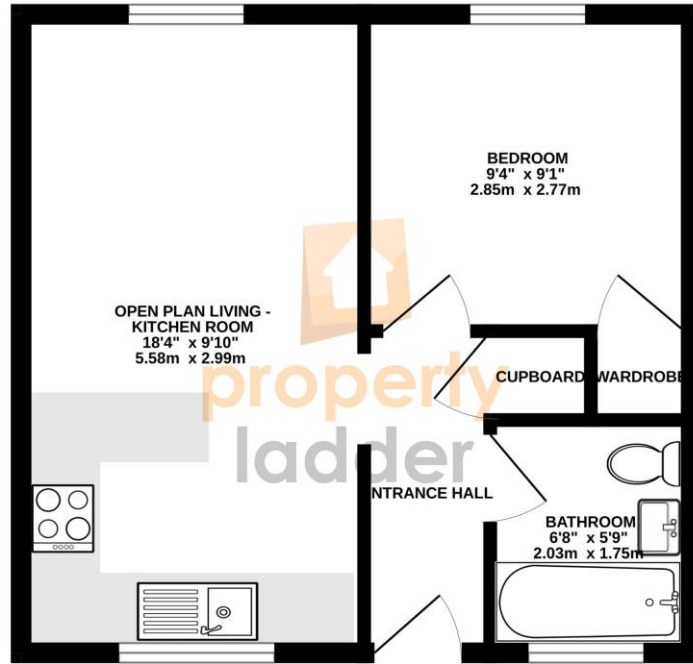


Throckmorton Yard, Norwich, NR3

A smart one-bedroom first floor apartment just off Magdalen Street in NR3. Ideal for first-time buyers or investors, with open-plan living, double bedroom, bathroom, and communal parking. Perfectly positioned for Norwich city centre amenities and transport links. Offered chain free.

GUIDE £120,000
LEASEHOLD 98 Years

GROUND FLOOR
351 sq.ft. (32.6 sq.m.) approx.



TOTAL FLOOR AREA : 351 sq.ft. (32.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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Room Dimensions

Open Plan Living/Kitchen Room
18'4" × 9'10" (5.58m × 2.99m)

Bedroom
9'4" × 9'1" (2.85m × 2.77m)

Bathroom
6'8" × 5'9" (2.03m × 1.75m)

Entrance Hall
with cupboard

Selling your home?

If you are considering selling your home, please contact us for your no obligation free market appraisal.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	71 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

BRITISH PROPERTY AWARDS
2023 & 2024

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(NR10-16)

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