



Parliament Court, Norwich - NR7 0TG



Parliament Court

Norwich

Sit within the heart of this popular development sits a FULLY RENOVATED MID-TERRACE HOME boasting a full refit and modern redecoration by the current owner. Within the attractive living space is a newly fitted kitchen boasting a full range of INTEGRATED APPLIANCES while an open sitting/dining room sits at the rear of the home with all newly laid herringbone flooring. The first floor offers TWO BEDROOMS both with newly laid carpets and updated electric heating alongside the updated BATHROOM. Externally, the rear garden is FULLY ENCLOSED with access gate taking you to a rear courtyard giving ALLOCATED OFF ROAD PARKING.



Council Tax band: B

Tenure: Freehold

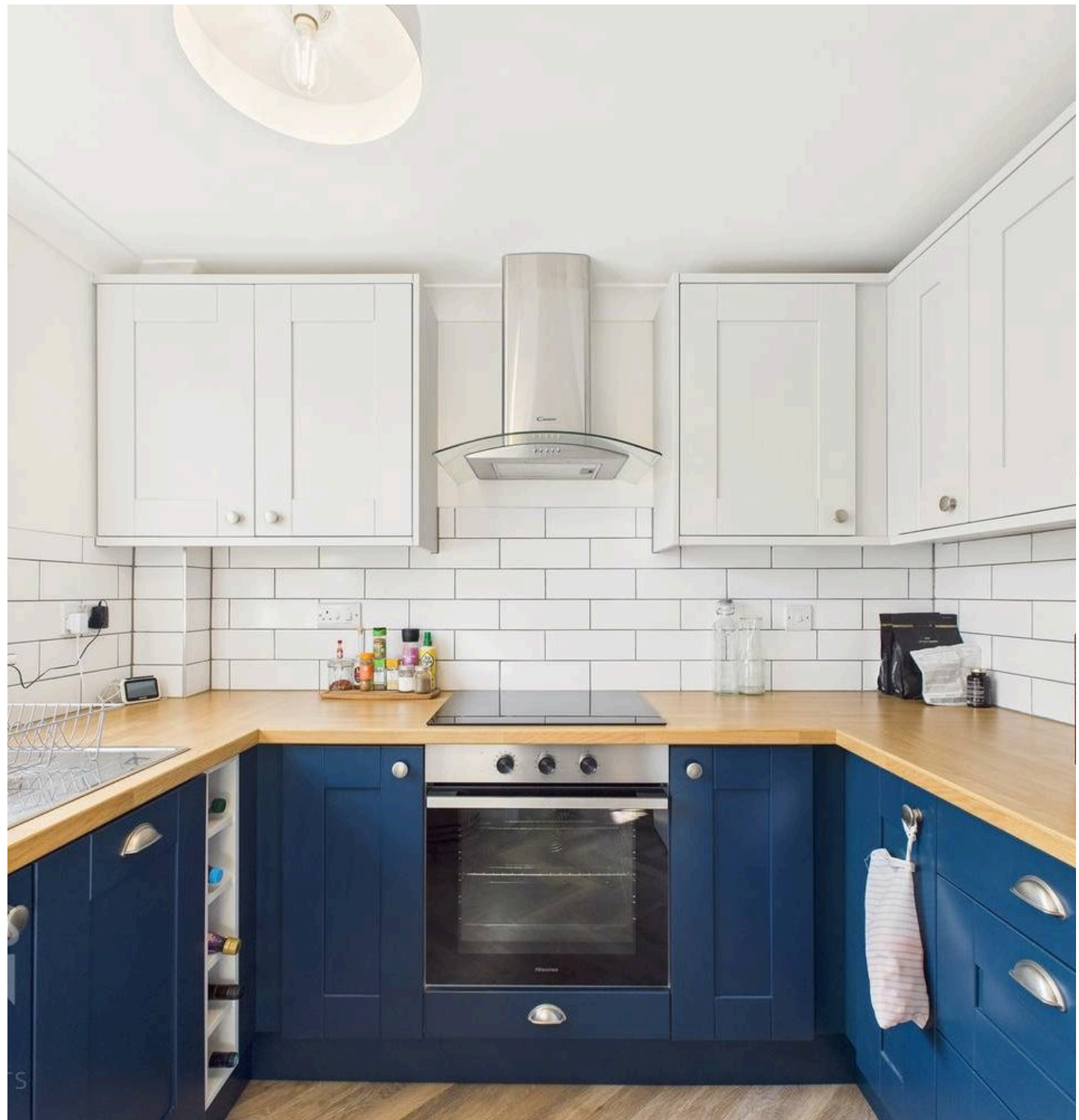
EPC Energy Efficiency Rating: D

- Mid-Terrace House
- Recently Fully Renovated By Current Owner
- Brand New Modern Kitchen With Integrated Appliances
- Open Sitting/Dining Room Laid With Herringbone Flooring
- Updated Bathroom
- Two Bedrooms
- Two Allocated Off Road Parking Spaces
- Fully Enclosed Rear Garden

The sought after Norwich suburb of Thorpe St Andrew offers a wide range of amenities nearby including local shops, public houses, doctors surgeries, supermarkets and schools. Thorpe St Andrew is only a short walk, car journey or bus ride into the City Centre and offers great access to the A47/A11 routes, and the new Postwick Hub.

SETTING THE SCENE

The property is set back from the street with a low maintenance shingle frontage and flagstone walkway taking you towards the front door with a tiled and pitched awning sat above. To the left of the terrace of houses, an opening takes you through to a courtyard at the rear of the homes where allocated off road parking can be found and access comes to the rear garden through timber swinging gates to taking you to the rear of the home.



THE GRAND TOUR

Once inside, the brightly finished décor will be the first thing that greets you with all herringbone flooring leading you throughout the entirety of the ground floor. Immediately to your left a newly fitted kitchen emerges with a mixture of wall and base mounted storage units which in turn give way to integrated appliances including a dishwasher, oven and hob with extraction above and fridge freezer set around wooden effect work surfaces and all tiled splashbacks. The main living area emerges at the very rear of the home in the form of the sitting/dining room. The recently laid herringbone flooring leaves space for a formal dining table near the front of the room while the very rear offers the perfect space for a sitting room suite in front of the door taking you into the rear garden.

The first floor landing splits in both directions to allow access into both of the bedrooms as well as the three piece family bathroom suite with predominantly tiled surround. The space has been laid with newer tiled flooring featuring a heated towel rail and shower mounted over the bath. The smaller of the bedroom sits just next door to the bathroom with all carpeted flooring. This room, just like the rest of the property benefits from a recent full redecoration with new carpets and updated electric heating whilst the larger of the bedroom sits at the very rear of the home with ample floor space for a large double bed with additional storage solutions and views into the rear garden through the uPVC double glazed windows.

FIND US

Postcode : NR7 0TG

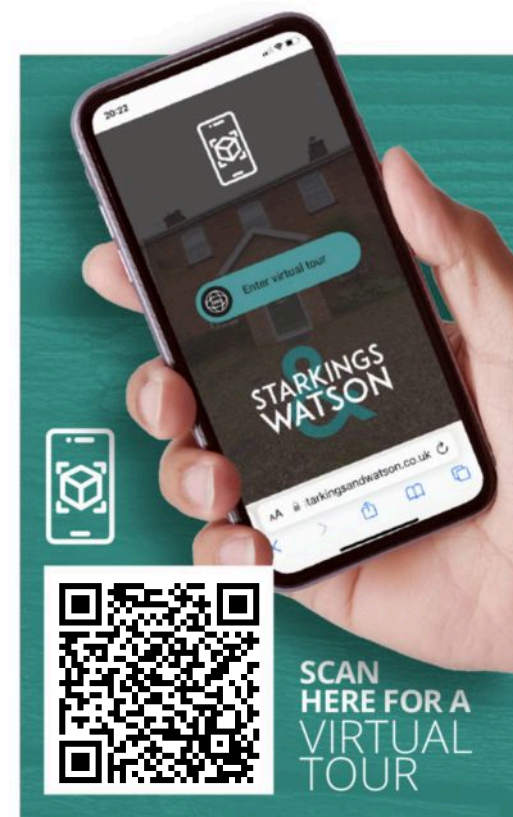
What3Words : ///policy.sweat.bunny

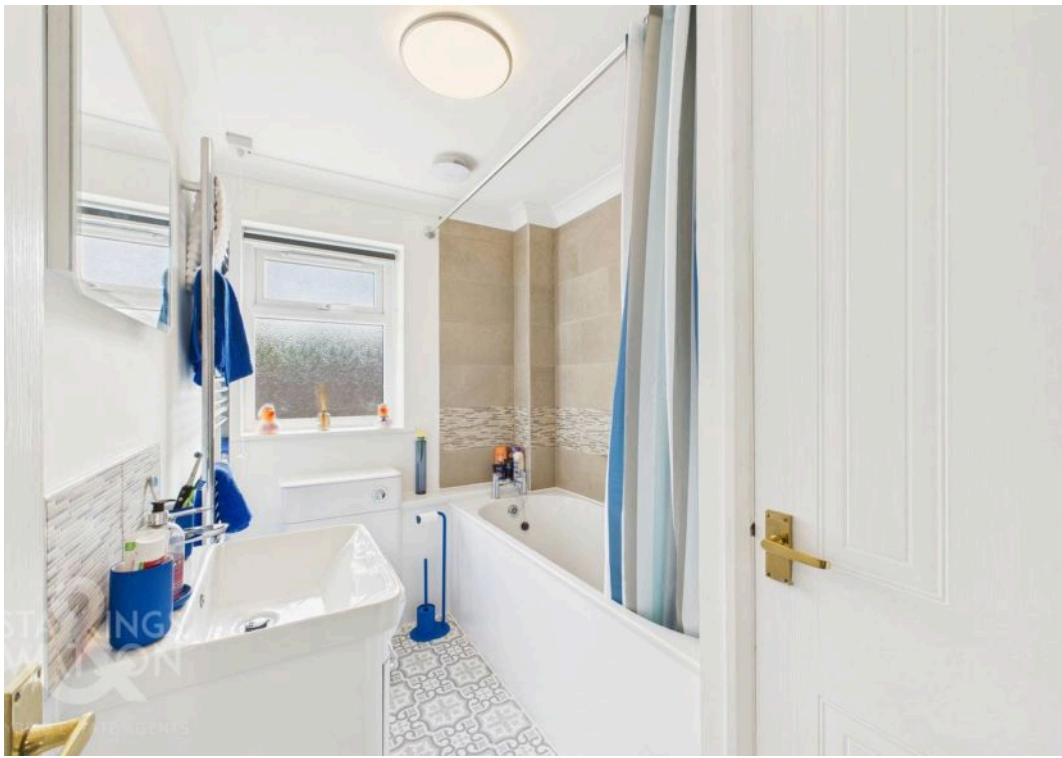
VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.

AGENTS NOTES

Heating can be fully operated by an app and has energy savings features.



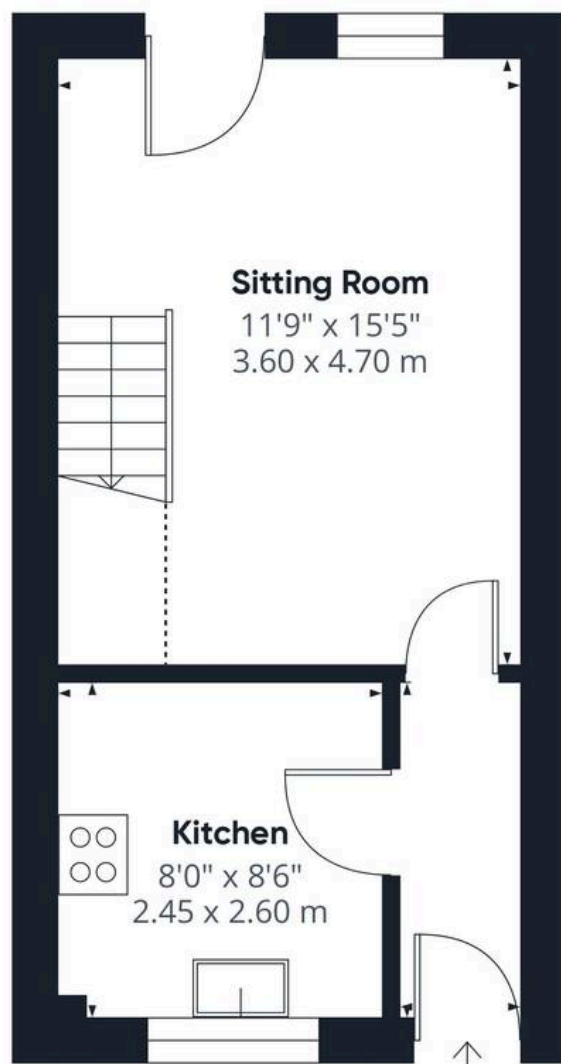




THE GREAT OUTDOORS

The rear garden is fully enclosed to both sides and the rear with all timber panel fencing where a flagstone patio creates the ideal space to sit and enjoy the sunshine and carries on through to the rear of the garden where access gate takes you out to the allocated off road parking behind the home. This pathway is bordered by lawn spaces which add both colour and vibrancy to the garden.





Ground Floor



Floor 1

Approximate total area⁽¹⁾

542 ft²

50.4 m²

Reduced headroom

19 ft²

1.8 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



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