



All enquiries Ref: James Paterson



- Freehold two floor semi-detached house requiring modernisation
- Full vacant possession

Location:

The property is situated on Church Road which is located off Station Road via Langley Road. Public transport links include Cantley mainline rail station together with a network of local bus services serving the surrounding vicinity. Road links include the A47, A143 and A146. Shopping amenities can be found locally within Cantley with an extensive range of shops, bars and restaurants being found in Norwich. Recreational pursuits can be found locally at the open spaces of Mid-Yare National Nature Reserve.

Description:

Freehold semi-detached house arranged over ground and first floors requiring modernisation.

Accommodation:

First floor: Two bedrooms, bathroom/WC
 Ground floor: Two reception rooms, kitchen
 Outside: Front, side and rear gardens

EPC rating: D

Council Tax Band: B

Potential:

The property may be suitable for side, rear, or loft extensions to provide additional accommodation subject to planning permission and consents. Prospective purchasers must rely on their own enquires in this respect.

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

