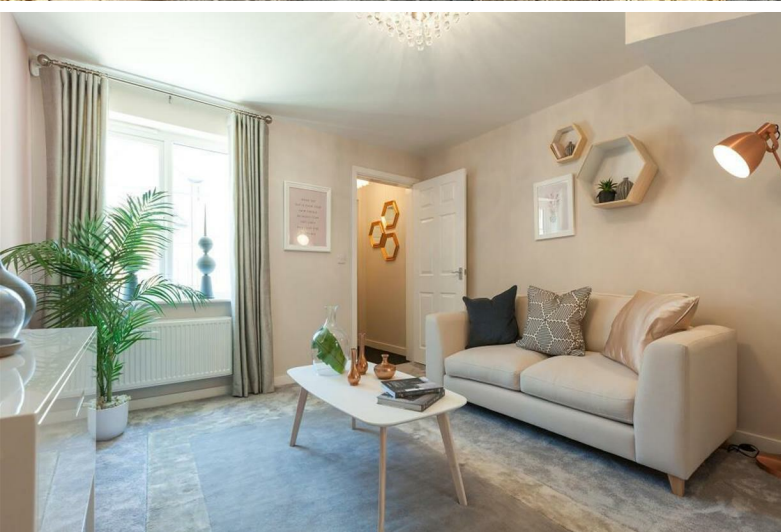
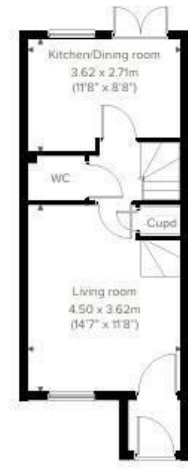
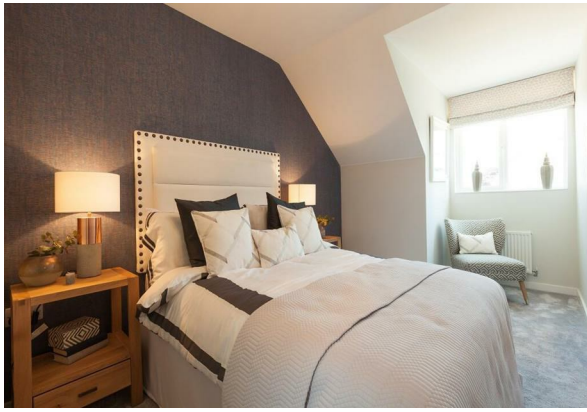




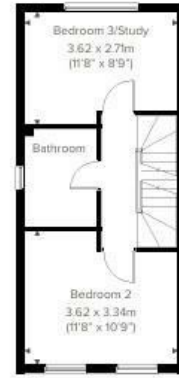
12 | Ringlet Crescent | Hethersett | NR9 3TJ

£1,400 PCM

 **BUTTERFLY** 
LETTINGS & PROPERTY MANAGEMENT



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	89	91
	EU Directive 2002/91/EC	



Description

This attractive three bedroom, three storey home known as the Souter design, offers a spacious and flexible layout, ideal for modern living. The ground floor features a open-plan kitchen/diner with French doors leading into the rear garden, along with a front aspect living room. A downstairs WC and enclosed porch add both convenience and functionality.

Upstairs, the home continues to impress with two bedrooms and a contemporary family bathroom on the first floor, while the top floor is dedicated to a main bedroom, complete with an en-suite. Additional benefits include solar PV panels, an electric car charging point, and tandem driveway parking for two cars. With energy-efficient features and a well designed interior, this home is a perfect choice for professionals, couples, or families seeking a blend of style and sustainability.

Please note that the property is currently nearing completion, with both the final stages of construction and conveyancing underway. Completion is anticipated by the end of August, though this may be subject to change. For the latest updates, feel free to contact us. The internal images shown are example photos from a Persimmon Homes show home, illustrating the Souter house type. The floorplan provided also reflects the Souter design but is not specific to this property, so the actual layout may vary.

Key features

- Attractive three-bedroom, three-storey home
- Open plan kitchen/diner with French doors opening to the rear garden
- Front aspect living room
- Downstairs WC and enclosed porch for added convenience
- Two bedrooms and family bathroom on the first floor
- Top floor main bedroom with en suite
- Solar PV panels and electric car charging point
- Tandem driveway with parking for two cars
- Situated on the popular Ketts Meadow Estate
- The property is expected to be ready End of August (exact date TBC)



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While we have made every effort to ensure that these details provide a fair and accurate representation of the property at the time of listing, they are intended for guidance only. Please be aware that we do not consult with management companies, planning departments, or building control in preparing these details. We strongly recommend that you review the property and its surrounding area on Google Maps and Street View before scheduling a viewing. Note that the photographs do not imply that any depicted items are included, the quoted measurements are approximate, and the fixtures, fittings, and appliances have not been tested, so their functionality cannot be guaranteed. If any specific detail is particularly important to you, we advise seeking professional verification.