



**Magpie Road, Norwich, NR3 1JQ**

**welcome to**

**Magpie Road, Norwich**

An exceptionally well presented TWO DOUBLE BEDROOM VICTORIAN MID-TERRACE PROPERTY situated in the sought after NR3 postcode with a wealth of local amenities and brilliant access to Norwich city centre. \*VIEWINGS ARE HIGHLY RECOMMENDED NOT TO MISS OUT ON THIS FANTASTIC PROPERTY!\*



## **Lounge/dining Room**

25' 6" x 11' 9" ( 7.77m x 3.58m )

Entrance door, double aspect uPVC windows to the front & rear aspects, feature fireplace and stairs to the first floor.

## **Kitchen**

7' 4" x 7' ( 2.24m x 2.13m )

Fully fitted comprehensive range of eye & base level kitchen units, stainless steel gas hob, stainless steel oven, space for an upright fridge/freezer, plumbing for a washing machine, work surfaces, inset sink unit and uPVC window to the rear aspect with side access to the garden.

## **First Floor**

### **Bedroom 1**

12' x 10' 5" ( 3.66m x 3.17m )

uPVC window to the rear aspect and door into the ensuite bathroom.

### **Ensuite**

Bath, wash hand basin, low level W/C, extractor fan, tiled splashbacks, radiator and uPVC window to the rear aspect.

### **Bedroom 2**

11' 9" x 10' 9" ( 3.58m x 3.28m )

uPVC window to the rear aspect and radiator.

## **Exterior**

To the front of the property is an enclosed garden. To the rear is a pretty low maintenance garden mainly decked, is enclosed by fencing and has gated rear access.



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welcome to

## Magpie Road, Norwich

- Superb two bedroom Victorian terrace property
- 25ft open plan lounge/dining room
- Light & airy
- Excellent decorative order
- Private non-bisected rear garden.

Tenure: Freehold EPC Rating: D

**£220,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR139501 - 0005

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