



**Harry Barber Close, Norwich, NR5 9DY**

**welcome to**

**Harry Barber Close, Norwich**

A SMART, WELL PRESENTED THREE BEDROOM UNIQUE SEMI-DETACHED HOUSE in a quiet, tucked away cul de sac lying west of Norwich. The property boasts brilliant access to the UEA as well as the hospital and Longwater retail centre. \*\* The property must be viewed to be fully appreciated!! \*\*



**Entrance Door**

Into entrance hall with stairs to first floor and radiator.

**Cloakroom**

Wash hand basin, W/C, extractor fan and radiator.

**Lounge/ Dining Room**

17' 9" x 9' 10" ( 5.41m x 3.00m )

UPVC window and door to rear garden.

**Kitchen**

13' 1" x 7' ( 3.99m x 2.13m )

Fully fitted comprehensive range of eye and base level kitchen units with inset sink unit, built in electric hob, built in oven, extractor fan, space for fridge/ freezer, rolled top work surfaces, tiled splashbacks and UPVC window to front aspect.

**First Floor Landing**

Built in storage cupboard.

**Bedroom One**

12' 3" x 9' 3" ( 3.73m x 2.82m )

UPVC window to front aspect and radiator.

**Bedroom Two**

10' 10" x 10' 7" ( 3.30m x 3.23m )

Window to front aspect and radiator.

**Bedroom Three**

9' 10" x 7' ( 3.00m x 2.13m )

Window to rear aspect and radiator.

**Bathroom**

Paneled bath with electric shower over, wash hand basin, W/C, tiled splashbacks, radiator and window to front aspect.

**Seperate W/ C**

W/C and UPVC window to side aspect.

**Exterior**

The property has shared non-allocated parking within the Close itself.

The property has a neat, enclosed front garden. The rear has an enclosed garden with a paved patio, lawned area, mature flowers, cherry tree and enclosed by walling and fencing.



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welcome to

## Harry Barber Close, Norwich

- Superb three bedroom semi-detached house
- Tucked away, quiet location
- Lovely rear garden
- Shared off-street parking
- Ground floor cloakroom

Tenure: Freehold EPC Rating: D

offers in excess of

**£230,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR140504 - 0002

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