









welcome to

The Pavilion St. Stephens Road, Norwich

A SMART, WELL PRESENTED ONE BEDROOM PURPOSEBUILT SECOND FLOOR APARTMENT situated in this historic marquee development which lies just south of the heart of Norwich city centre. The property would make an ideal first time buy/ buy to let and is being sold with the added benefit of NO ONWARD CHAIN!













Communal Entrance

Secure entry system with double locks into the atrium.

Entrance Hall Of Apartment

Built in storage cupboard, smooth ceiling and entry phone system.

Lounge/ Dining/ Kitchen

23' 7" x 9' (7.19m x 2.74m)

Fully fitted comprehensive range of eye and base level kitchen units, inset electric hob, built in electric oven, extractor fan, space for fridge/ freezer, inset stainless steel sink unit, double glazed doors to balcony and air conditioning unit.

Bedroom One

13' 7" x 9' 7" (4.14m x 2.92m) Window to front aspect.

Bathroom

Paneled bath, wash hand basin, W/C, fitted mirror, extractor fan, cupboard housing hot water cylinder for heating & hot water and plumbing for washing machine.

Exterior

The property sits nicely within its own grounds.

There is also a secure undercroft parking space.





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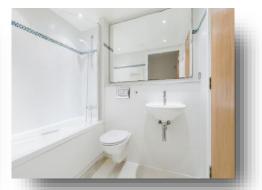
- Impressive well presented one bedroom purpose built apartment
- Marquee development
- Undercroft parking
- Juliet balcony
- Electric heating & air conditioning

Tenure: Leasehold EPC Rating: B

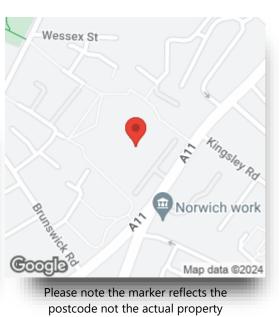
This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£150,000









view this property online williamhbrown.co.uk/Property/NOR140314



Property Ref: NOR140314 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for quidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.







norwich@williamhbrown.co.uk



5 Bank Plain, NORWICH, Norfolk, NR2 4SF



williamhbrown.co.uk

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