









welcome to

Three Corner Drive, Norwich

** William H Brown are pleased to offer this TWO BEDROOM SEMI-DETACHED PROPERTY in the highly sought after village of Old Catton which comprises of a living room, kitchen, two bedrooms and a bathroom on the first floor. As well as there being ample car parking to the front of the property!! **













Lounge

15' 10" x 13' 5" (4.83m x 4.09m) Window to rear, carpet and radiator.

Kitchen

13' 1" x 12' (3.99m x 3.66m)
Radiator, tiled flooring, window to rear, door to garden, stainless steel sink unit and space for fridge/freezer.

Bedroom One

 $11' \ 6" \ x \ 9' \ (3.51m \ x \ 2.74m)$ Window to front, carpet and radiator.

Bedroom Two

11' 5" x 9' 1" (3.48m x 2.77m) Window to rear and carpet.

Bathroom

W/C, bath with shower over, wash hand basin, tiled walls and window to rear aspect.





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Three Corner Drive, Norwich

- Off-road parking for multiple vehicles
- Highly sought after location
- Well presented family home
- Great sized plot
- NO ONWARD CHAIN

Tenure: Freehold EPC Rating: C

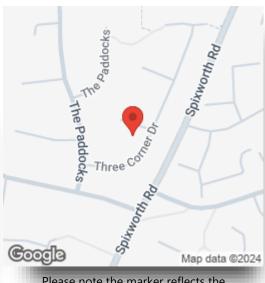
offers in excess of

£240,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/NOR140470



Property Ref: NOR140470 - 0003 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 guidance 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.





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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.