



**Typesetters Way, Norwich, NR3 1FJ**



**welcome to**

## **Typesetters Way, Norwich**

\*\*\* THIS TWO BEDROOM APARTMENT is situated in this marquee development which lies in Norwich's over the water close to the city centre and train station. It would make a fantastic first time buy or buy to let investment and is being sold with the added benefit of NO ONWARD CHAIN! \*\*\*



### Entrance Lobby

Fitted letter boxes and stair & lift access.

### Entrance Hall

Wall mounted phone system, built in cupboard and walk in utility cupboard with plumbing for washing machine.

### Lounge/ Dining/ Kitchen

21' 1" x 11' 11" ( 6.43m x 3.63m )

Double glazed doors to side and Juliet balcony with river views.

Kitchen area:- fully fitted comprehensive range of brand new soft close kitchen units with stone work surfaces, inset sink, built in Bosch microwave, built in Bosch oven and built in fridge/ freezer.

### Bedroom One

18' 6" max. x 14' 3" max. ( 5.64m max. x 4.34m max. )

Double fitted mirror fronted wardrobe, window to side aspect and door to ensuite:-

### Ensuite

Double shower cubicle, inset mains fed shower, wash hand basin, wc, large fitted mirror, chrome ladder radiator and extractor fan.

### Bedroom Two

14' x 11' 10" ( 4.27m x 3.61m )

Window to side aspect.

### Family Bathroom

Paneled bath with attached shower, fitted shower screen, wash hand basin, concealed wc, extractor fan and chrome towel radiator.

### Exterior

The property has allocated off-road parking space with communal landscaped gardens.

The property is within minutes walk of the river with bridge access over to the city centre.

### Agents Note

Currently the vendors details do not match the registered title at Land Registry. Please ask the branch for more details.



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## Typesetters Way, Norwich

- GUIDE PRICE £325,000 - £350,000
- Fully furnished home
- NO ONWARD CHAIN
- Beautifully spacious and well appointed
- Luxury kitchen

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.

guide price

**£325,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR141833 - 0003

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