

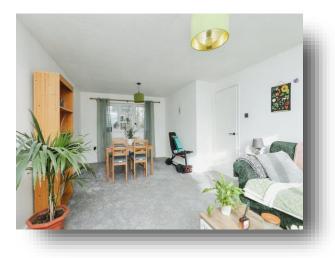
Harry Barber Close, Norwich, NR5 9DY



welcome to

Harry Barber Close, Norwich

** THIS IMMACULATELY PRESENTED TWO BEDROOM FIRST FLOOR FLAT is situated in the popular NR5 postcode, just to the west of Norwich city centre. The property would make a fantastic first time buy or buy to let purchase and is being sold with the added benefit of NO ONWARD CHAIN! **













Communal Hall

Stairs to first floor.

Entrance Hall Door to front, laminate floor, loft access and two storage cupboards.

W/C

Tiled flooring, double lazed window to front and wc.

Bathroom

Double glazed window to front, wash hands basin, tiled flooring and bath with shower over.

Lounge

20' 8" x 12' 9" (6.30m x 3.89m) Double glazed windows to front & rear, radiator, carpeted floor, TV point and phone point.

Kitchen/ Breakfast Room

13' 1" x 7' 2" (3.99m x 2.18m) Double glazed window to front, integrated firdge/ freezer, storage housing the boiler, stainless steel one sized bowl, electric oven, electric hob, wall base units, work surfaces and extractor fan.

Bedroom One

12' 8" x 9' 11" ($3.86m\ x\ 3.02m$) Double glazed window to rear, radiator and carpeted floor.

Bedroom Two

11' 2" x 9' 11" ($3.40m\ x\ 3.02m$) Double glazed window to rear, radiator and carpeted floor.

Exterior

There is residents parking and an enclosed garden with brick storage.





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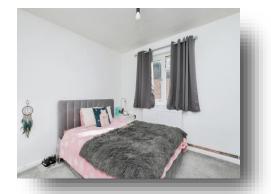
Harry Barber Close, Norwich

- NO ONWARD CHAIN
- Easy access to the UEA & Hospital
- Two double bedrooms
- Enclosed garden
- Immaculately presented throughout

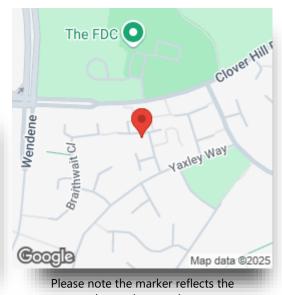
Tenure: Leasehold EPC Rating: D

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







postcode not the actual property

The Property Ombudsman

Property Ref: NOR140155 - 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.

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.

view this property online williamhbrown.co.uk/Property/NOR140155

william h brown



01603 760044

norwich@williamhbrown.co.uk

5 Bank Plain, NORWICH, Norfolk, NR2 4SF



williamhbrown.co.uk

