



Mawkin Close, Norwich, NR5 9PT

welcome to

Mawkin Close, Norwich

****INVESTMENT OPPORTUNITY**** A 1 bed and a 2 bed flat, both let for a combined £1590pcm with tenants in situ. Please contact the office for further information.

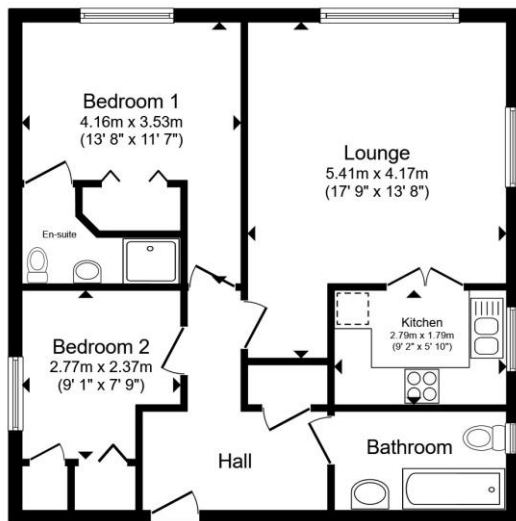


Number 6

William H Brown Norwich are pleased to present to the market this 1 bedroom apartment occupying a position on an upper floor. There is currently a tenant in place paying £795pcm with the renewal date of April 2026. To schedule a viewing, please do contact the office at your earliest convenience.

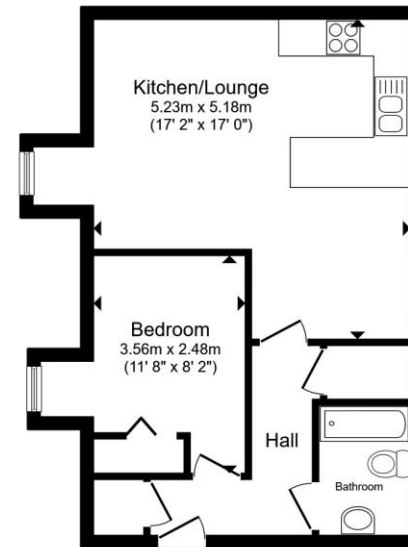
Number 12

William H Brown Norwich are pleased to present to the market this 2 bedroom apartment occupying a position the ground floor. There is currently a tenant in place paying £795pcm with the renewal date of September 2026. To schedule a viewing, please do contact the office at your earliest convenience.



Total floor area 61.3 m² (660 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Total floor area 45.4 m² (489 sq.ft.) approx

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Mawkin Close, Norwich

- ****INVESTMENT OPPORTUNITY****
- 2 apartments
- Number 6 is let at £795pcm with the tenant in place until April 2026
- Number 12 paying £795pcm and let until September 2026
- Combined £1590pcm with tenants in situ

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 2036.00

Ground Rent: 260.00

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.



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/NOR143635](https://www.williamhbrown.co.uk/Property/NOR143635)



Property Ref:
NOR143635 - 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 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.



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