

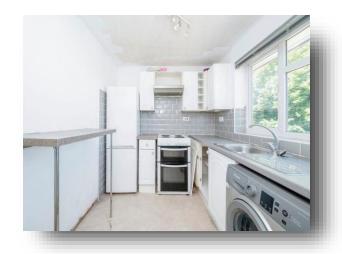
**Teresa Court Camping Field Lane, Stalham Norwich NR12 9DZ** 

# welcome to

# **Teresa Court Camping Field Lane, Stalham Norwich**

Give us a call to arrange your viewing on this 2 bedroom flat in Stalham. There is two bedrooms, a living room, kitchen, bathroom and garage. Perfect for anyone looking to purchase their first home or a good investment.













#### **Entrance Hall**

The Hallway is carpeted and has a ceiling light. There are cupboards for storage.

### **Living Room**

14' 7" x 13' (4.45m x 3.96m)

There is carpeted flooring, a ceiling light, a radiator, and a window.

#### Kitchen

9' 7" Max x 7' 5" Max ( 2.92m Max x 2.26m Max ) The kitchen comprises of vinyl flooring, base and wall units, tiled splashback, space for a freestanding electric oven, space for a fridge and freezer as well as plumbing for a washing machine, sink and drainer and a window.

#### **Bedroom One**

14' 6" x 9' 5" ( 4.42m x 2.87m )

The main bedroom has carpeted flooring, a window to the front and an electric storage heater.

#### **Bedroom Two**

7' 11" x 7' 9" ( 2.41m x 2.36m )

The second bedroom has carpeted flooring, a window to the rear, an electric storage heater and a tv point.

#### **Bathroom**

The bathroom has vinyl flooring, a sink and toilet, bath and electric shower over the top and a window to the side.



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.focalagent.com





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# **Teresa Court Camping Field Lane, Stalham Norwich**

- First Floor Flat
- Two Bedrooms
- No Chain
- Stalham NR12
- Council Tax Band A

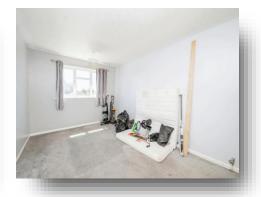
Tenure: Leasehold EPC Rating: E

This is a Leasehold property with details as follows; Term of Lease 150 years from 25 Mar 1975. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £130,000









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Property Ref: NWS107665 - 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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