



Leewood Crescent | Norwich | NR5
 Guide Price £200,000

abbotFox

GROUND FLOOR
 50.0 sq.m. (538 sq.ft.) approx.



1ST FLOOR
 34.5 sq.m. (372 sq.ft.) approx.



TOTAL FLOOR AREA: 84.6 sq.m. (910 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Disclaimer – In accordance with the Property Misdescriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them as statements of fact, but must satisfy themselves by inspection or other means, as to their accuracy.



abbotFox presents this spacious mid terraced family home. Located within a quiet residential close, overlooking an open green and trees, this home offers a high degree of convenience with a variety of local amenities within easy reach. The accommodation comprises; a spacious lounge diner, kitchen breakfast room, with access to the adjoining garage, and family bathroom to the ground floor. The first floor offers three bedrooms off the landing. Externally, the property provides off road parking and an enclosed garden. Offered to the market with no onward chain, an internal viewing comes highly recommended.

Guide price - £200,000 - £220,000

