




Wheatley Road | Norwich | NR2
 £1,700

abbotFox

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	

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abbotFox presents this exceptional student four bedroom semi-detached house located in the sought-after NR2 postcode, just west of Norwich city center. Boasting the added advantage of no onward chain, this property is a must-see for students!

This beautifully maintained four bedroom semi-detached house enjoys a prime location in the NR2 postcode, offering effortless access to Norwich city center and the University of East Anglia.

Upon entering, you are greeted by an inviting entrance hall leading to a spacious lounge, well-appointed kitchen, convenient utility room, and a delightful conservatory. The ground floor also features a versatile fourth bedroom, along with a convenient shower room.

Ascending the staircase, you'll find three generously proportioned bedrooms, complemented by a bathroom and separate W/C, all accessible from the landing.

Externally, the property features a charming frontage with a pathway leading to the entrance, surrounded by a neatly manicured lawn and flower beds. The rear of the property boasts a fully enclosed garden, predominantly laid to lawn and enhanced by a practical garden shed.

Viewings Highly Recommended: Don't miss out on the opportunity to secure this fantastic property. Arrange your viewing today to fully appreciate the charm, versatility, and potential this home has to offer.

