

abbotFox



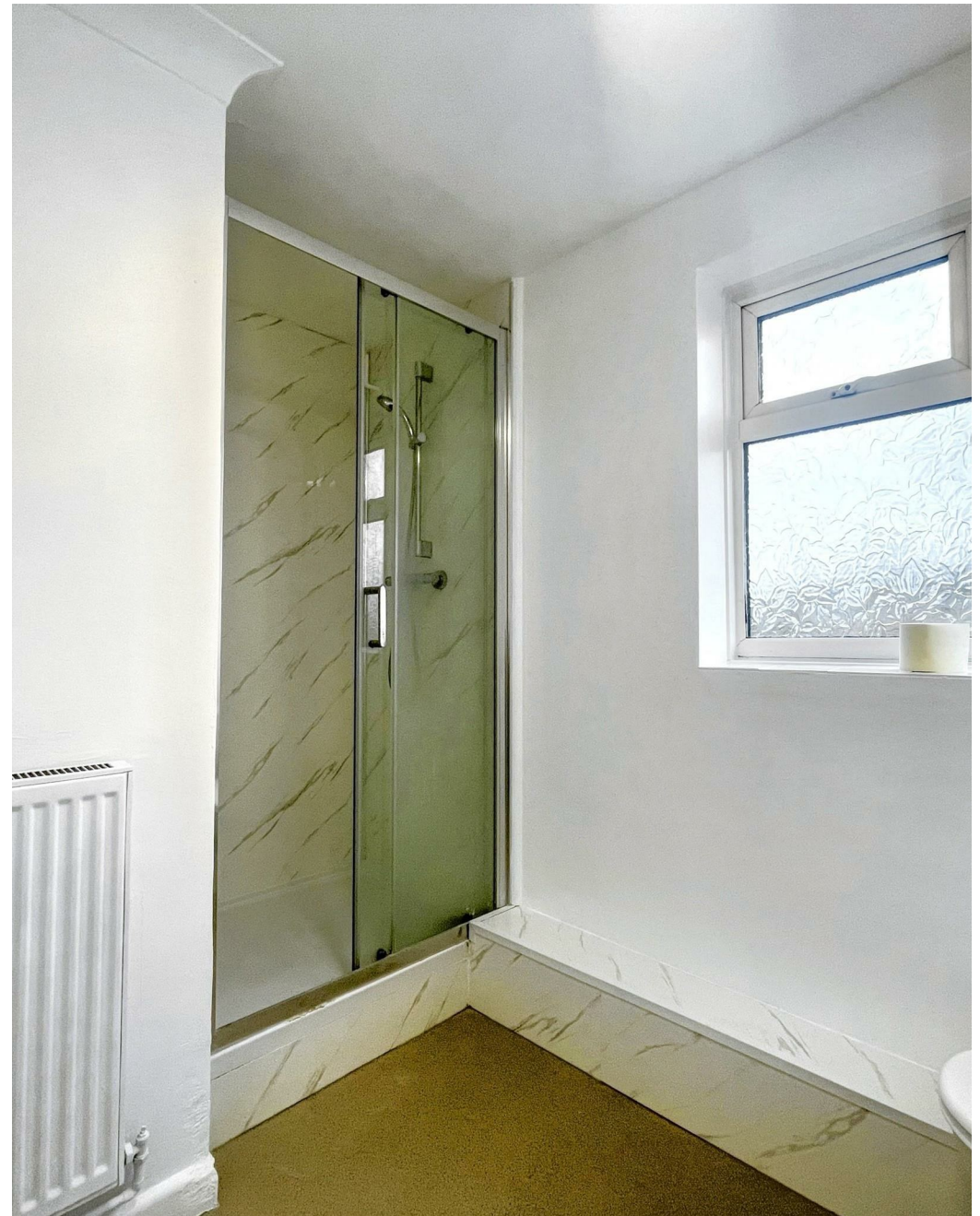


Aylsham Road, Norwich  
*£850 PCM*

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We are a team of genuine individuals who hold a deep passion for both property and marketing. Collectively, we bring over 70 years of experience in the property market of Norfolk and Suffolk. Our affection for both counties runs deep, and we are enthusiastic about sharing our passion with you.

Colin McKenzie | **Branch Partner**











## THE DETAIL\_\_\_\_\_

abbotFox presents this One-Bedroom Flat Above a Shop –  
Convenient Location

Welcome to this well-presented one-bedroom flat on Aylsham Road, offering both comfort and convenience. Situated on the upper floor with a private entrance, this property is ideally located for easy access to the city and a range of local amenities.

Inside, the flat features a spacious reception room, a well-sized double bedroom, a modern shower room, and a fully equipped kitchen with essential appliances. Whether you love to cook or simply need a practical space, the kitchen is designed to meet your needs.

The property is fully double-glazed, ensuring warmth and energy efficiency. White goods are included, adding to the convenience of this home. Deposit alternatives are available upon request, making it an accessible option for prospective tenants.

With an EPC rating of D and a council tax band of A, this flat is ideal for individuals or couples looking for a comfortable and well-located home. Information regarding broadband and phone signal can be obtained through the Ofcom broadband and mobile coverage checker.

Don't miss out on this fantastic opportunity—contact us today to arrange a viewing!



## THE HIGHLIGHTS\_\_\_\_

- One Bedroom
- Close to city
- Available Now
- Repainted
- Parking

*Let's talk*

01603 660000

[sales@abbotfox.co.uk](mailto:sales@abbotfox.co.uk)

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EPC RATING -

Disclaimer – In accordance with the Property Misdescriptions Act, the company abbotFox 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 purchaser should not rely on them as statements of fact, and must satisfy themselves by inspection or other means, as to their accuracy.