

abbotFox





Norwich, NR5  
*£1,700 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.

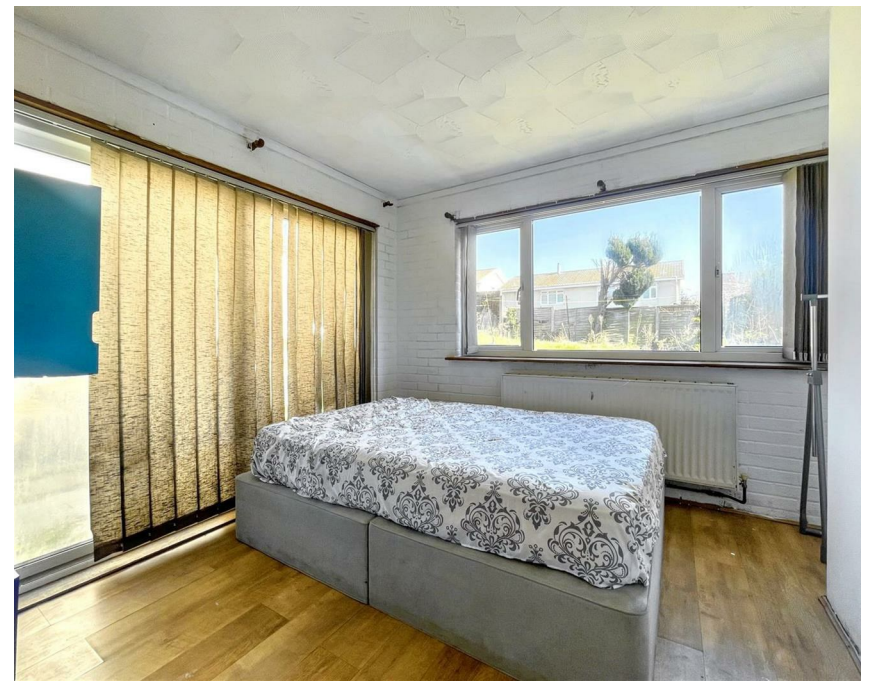
Colin McKenzie | **Branch Partner**













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

Ideal for Students & Professionals – abbotFox proudly presents this spacious and well-positioned semi-detached home, offering a fantastic opportunity for those seeking convenience, comfort, and flexibility. Situated within easy reach of a wide range of local amenities, as well as the university and hospital, this property is perfectly suited for students, professionals, or families alike.

Upon entering, you are welcomed by an entrance porch leading into a bright and airy hallway. The ground floor boasts a well-proportioned sitting room, a separate dining room ideal for entertaining or communal living, a modern and functional kitchen, and a versatile fourth bedroom that could alternatively be used as a study or additional living space.

The first floor features three generously sized bedrooms, each offering ample space and natural light, as well as a well-appointed family bathroom. Externally, the property benefits from a private rear garden, perfect for relaxation or outdoor gatherings.

With a highly adaptable layout and a sought-after location, this home presents an excellent living space for a variety of needs. An internal viewing comes highly recommended to fully appreciate everything this property has to offer.











## THE HIGHLIGHTS\_\_

- Furnished or unfurnished
- Four generous bedrooms
- Sitting room
- Kitchen breakfast room
- Family bathroom
- Generous garden
- Off road parking

*Let's talk*

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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.