

abbotFox



George Borrow Road, Norwich  
*£2,000*

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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\_\_\_\_\_

Student/Sharers Let – This exclusive student property, located just a short distance from the University of East Anglia, offers four generously sized bedrooms and comfortable communal areas, making it an ideal choice for students or sharers.

The property is set in a popular and vibrant area, providing easy access to a wide range of local amenities, including shops, cafes, schools, and public parks. You'll also enjoy the convenience of picturesque riverside walks, perfect for relaxing in your free time. The location benefits from excellent transport links, with regular bus services to the city centre, Norfolk and Norwich Hospital, and beyond. Additionally, the A47 Southern Bypass and A11 are easily accessible, providing quick routes for those with a car.

With everything you need right on your doorstep, this property offers both comfort and convenience in a prime location.



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

- 4 Bedrooms
- Close to UEA
- Available September
- Student Let
- Well presented throughout
- Off Road Park

*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.