

abbotFox

P Permit
holders only
Mon - Fri
10 am - 4 pm



Primula Drive, Norwich
£2,750 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_____

SUMMARY

AbbotFox presents this fantastic 5-bedroom fully furnished student property, which has undergone a renovation recently. Upgrades include a brand-new kitchen, a second shower room, new flooring throughout, fresh décor, and all new furniture.

Located just a short walk from UEA, this spacious home offers an ideal opportunity to secure a freshly updated property at a discounted rent for this academic year. The landlord is flexible and open to additional requests (within reason), making this an even more attractive prospect.

The property also benefits from a monthly garden maintenance contract, fully financed by the landlord.

Contact AbbotFox for further details, to learn about the application process, or to arrange a viewing today!

DESCRIPTION

Entrance Hall
Porch entrance leading into the hallway.

Shower Room
Brand-new, modern shower room.

Living Room (5.12m x 3.54m)
Spacious living area with window to the front aspect. Photos of the lounge and garden have been taken and should be included to highlight these attractive features.

Bedroom Five (3.55m x 2.77m)
Ground floor double bedroom with French doors opening to the rear garden.

Kitchen
Newly fitted contemporary kitchen with window overlooking the rear garden. Features include a split-level hob, integrated fridge freezer, dishwasher, and washing machine.

First Floor
Bedroom One (3.84m x 3.39m)
Double bedroom with front-facing window.

Bedroom Two (3.59m x 2.89m)
Double bedroom with front-facing window.

Bedroom Three (3.37m x 2.55m)
Double bedroom with rear-facing window.

Bedroom Four (3.04m x 2.51m)
Double bedroom with rear-facing window.

Shower Room
Fitted with a WC, wash hand basin, and shower cubicle.

Outside
The property features a low-maintenance rear patio garden. To the front, there's a driveway and garage offering off-street parking. The garage also provides spacious storage and houses a tumble dryer.







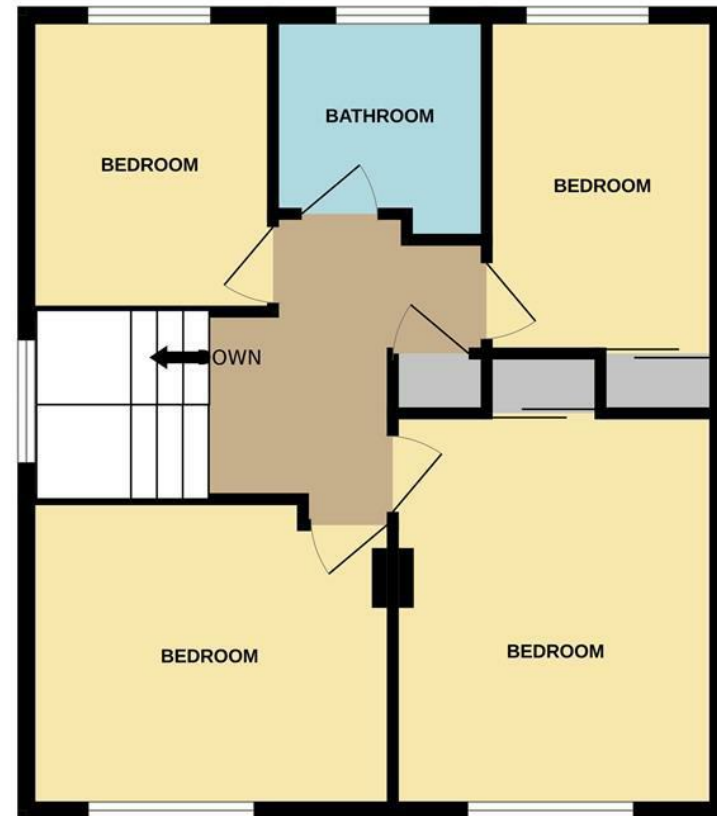
THE HIGHLIGHTS__

- Student Property
- Furnished
- 5 Bedroom
- 2 Bathroom
- Good Sized Living Room

GROUND FLOOR



1ST FLOOR



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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Let's talk

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EPC RATING - D

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