

abbotFox





Ranworth Road, Norwich  
*£1,975 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 Recently Renovated Student Property Available for Next Academic Year 26/27

Welcome to your ideal student accommodation only a fifteen minute walk from the UNI and renovated this year! This four-bedroom terrace property is perfectly situated for students attending the University of East Anglia, offering both convenience and comfort.

Upon entering, you are greeted by a spacious Kitchen Diner area as well as a separate lounge/Sunroom area. The fitted kitchen is well-equipped, catering to all your culinary needs. Additionally, a ground floor bathroom adds convenience to your daily routine.

The enclosed rear garden provides a tranquil outdoor space, perfect for unwinding or hosting gatherings with friends.

Conveniently located in a popular area, the property is surrounded by an array of local amenities. From nearby shops to various schooling options, everything you need is within reach. Enjoy leisurely strolls in public parks or along riverside pathways, adding a touch of nature to your daily life.

For students commuting to the city of Norwich or the Norfolk and Norwich Hospital, regular bus services are readily available. Additionally, easy access to the A47 Southern Bypass and A11 simplifies travel to and from the property.

Don't miss out on the opportunity to secure this student property for the upcoming academic year. Experience the perfect blend of comfort, convenience, and connectivity in your new home away from home. Schedule a viewing today!











## THE HIGHLIGHTS\_\_

- Student Let
- Recently Renovated
- Four Bedrooms
- Fitted Kitchen
- Separate Lounge
- Bathroom
- Garden
- Close To UEA

*Let's talk*

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EPC RATING - D

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