



73a Mountergate, Norwich, NR1 1PY

Asking price £325,000

****CHAIN FREE**** This elegant apartment is finished to the highest of standards and offers the very best in luxury living. Set within a converted building with an abundance of history and enviously positioned in the heart of Norwich city centre.

The accommodation comprises of entrance hall, three bedrooms, one of which boasting a magnificent three-piece en-suite, luxury family bathroom and open plan kitchen/lounge/diner which provides a wealth of space and light.

Weavers' House is part of the city's history with so much authentic character. The conversion contains three apartments and one purpose built townhouse which are all exclusively private.

The property comes with allocated parking to the rear and a communal garden area to enjoy the outside pleasures.



Entrance Hall

Master Bedroom 12'5" x 9'10" (3.80m x 3.00m)

En-Suite

Bedroom Two 12'1" x 9'2" (3.70m x 2.80m)

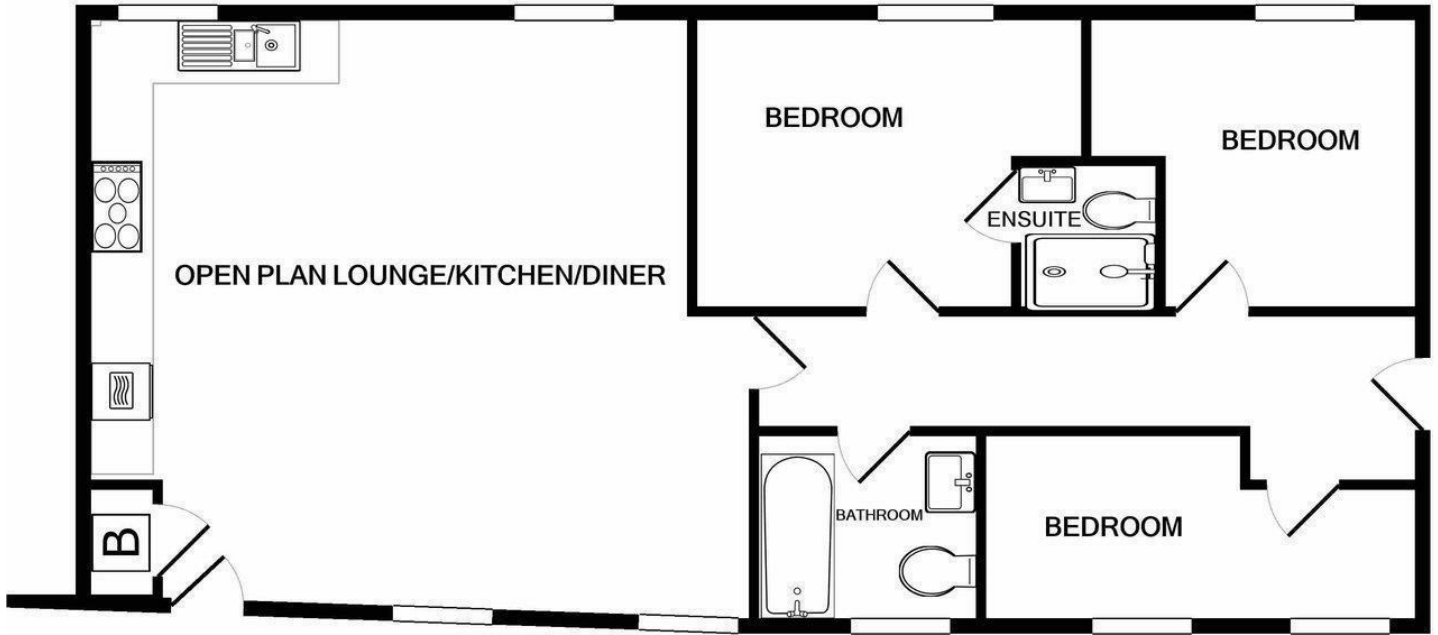
**Bedroom Three/Study 14'1" max x 7'2" max
(4.30m max x 2.2m max)**

Family Bathroom

**Open Plan Kitchen/Lounge/Diner 21'3" x
18'0" (6.50m x 5.50m)**



Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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