

Grove Road, Norwich, NR1 3RQ

£220,000

- FIRST FLOOR APARTMENT
- CLOSE TO CITY CENTRE
- 2 DOUBLE BEDROOMS
- 14'3" RE-FITTED KITCHEN/BREAKFAST ROOM
- ELECTRIC HEATING
- UPDATED & MODERNISED
- GARAGE EN BLOC
- 20'0" SITTING/DINING ROOM WITH BAY WINDOW
- RE-FITTED LUXURY BATHROOM
- LEASEHOLD

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MODERNISED & REFURBISHED...

Positioned within a short walk of the city and presented in 'turn key' condition, this first floor apartment is not to be missed! The property comes with modern electric heaters, UPVC double glazed windows, use of a communal garden and a garage en bloc. Two residents parking permits, along with one visitors can be applied for from the council if required. The accommodation consists of an entrance hall with storage cupboard, a luxury refitted bathroom suite, stunning refitted kitchen/breakfast room with oak worktops, a generous 20' sitting/dining room with a bay window and two spacious double bedrooms.

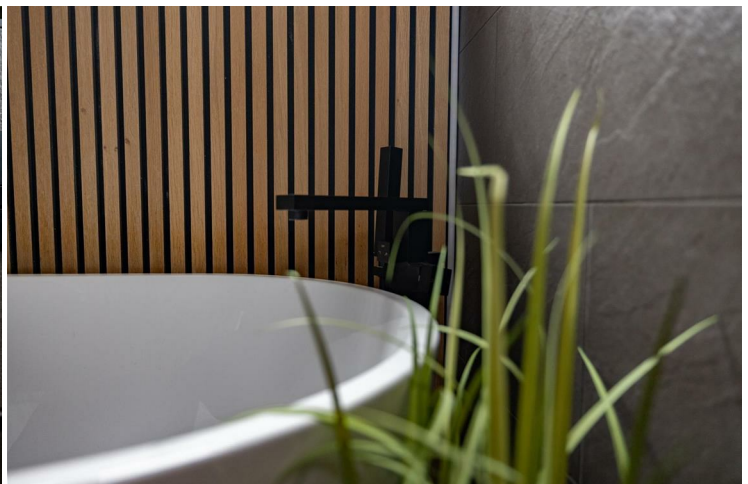
LEASEHOLD INFORMATION

Term remaining = 102 years approx.

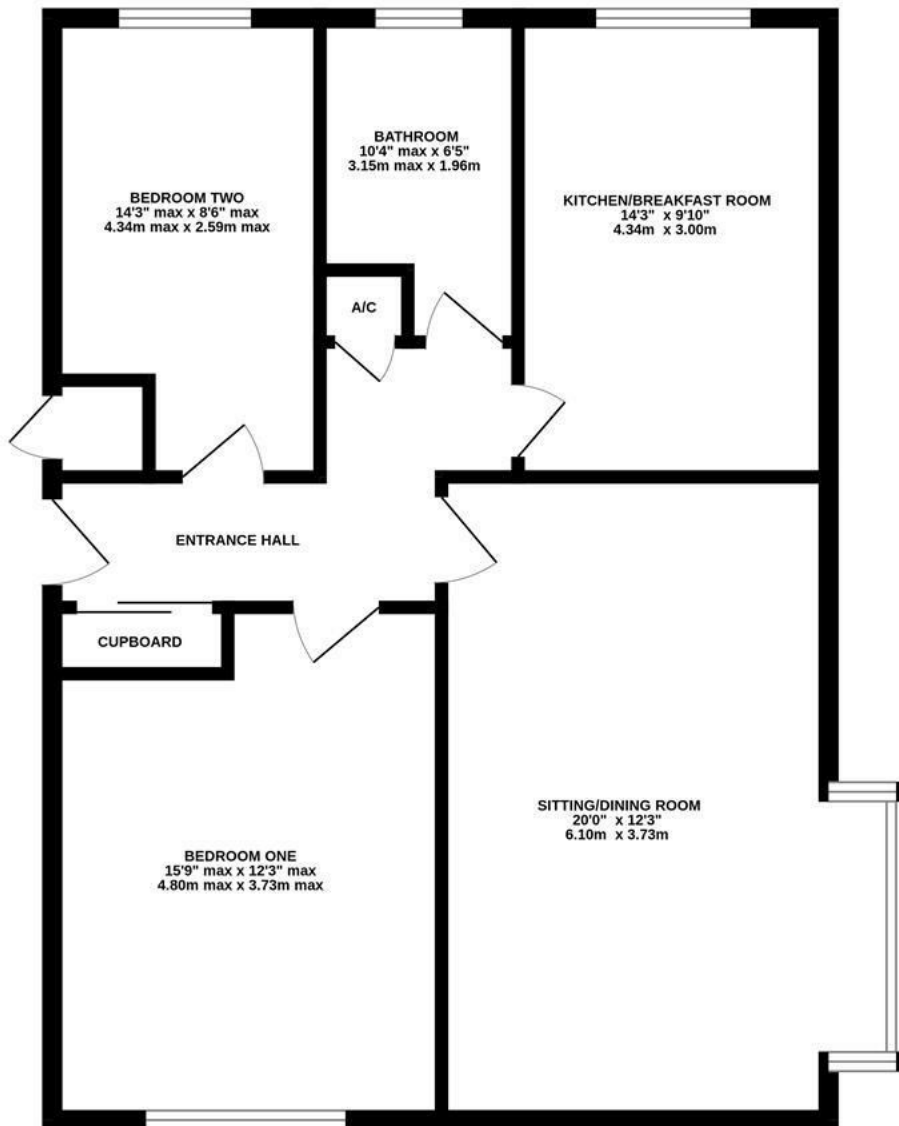
Annual ground rent = £100

Annual service charge = £1480

Council Tax Band - B



FIRST 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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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	





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