

Ben Allman
Estate & Letting Agents



608 Dereham Road
, Norwich, NR5 8TE

Guide price £549,000



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This fully refurbished detached property has been extended and completely remodelled. Offered with no onward chain.



Sitting Room/Bedroom Five

14'2" x 11'11" (4.34 x 3.64)

Living Room/Bedroom Six

17'11" x 7'11" (5.48 x 2.42)

Shower Room

Bedroom One

16'4" x 11'11" (4.99 x 3.64)

En-suite Bathroom

Living Area

29'6" x 28'9" (9.01 x 8.78)

Kitchen

Utility Area

Bedroom Two

12'11" x 11'11" (3.94 x 3.65)

Bedroom Three

14'8" x 11'11" (4.49 x 3.65)

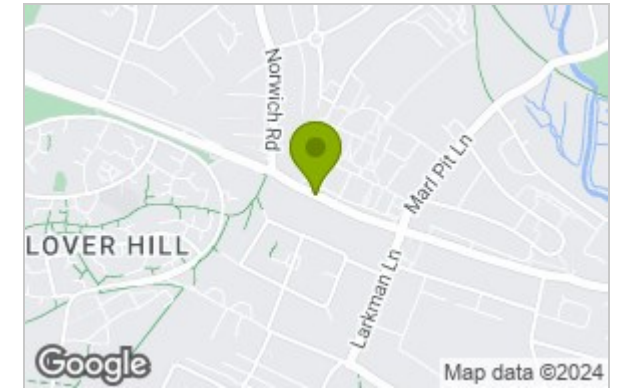
Bedroom Four

7'11" x 6'7" (2.42 x 2.01)

Bathroom

Outside

Area Map



Floor Plan



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 | |

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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