

Ben Allman
Estate & Letting Agents



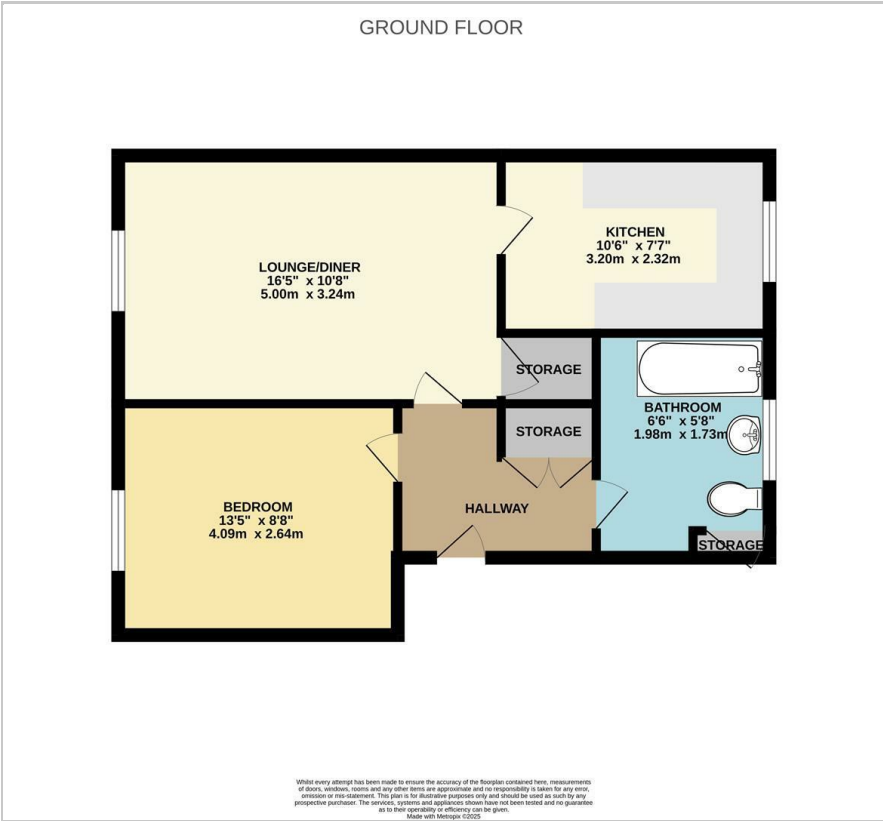
17 Wilson Road

, Norwich, NR1 1YP

Offers in excess of £140,000



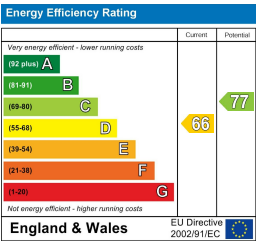
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Ben Allman Estate Agents Office on 01603 555577 if you wish to arrange a viewing appointment for this property or require further information.

- Beautifully Upgraded Top Floor Appsrment
- Newly Fitted Sleek Bathroom with Overhead Shower
- Beautifully Upgraded Kitchen
- Generous Sitting Room
- Large Double Bedroom
- Ample Storage Options
- One Allocated Parking Space
- Lease Length - 88 Years Remaining
- Service Charge/Ground Rent - £984 Per Annum (Paid Twice Annually - £492 x2)
- EPC Rating - D



Occupying a desirable top floor position, this beautifully upgraded one-bedroom apartment is ideally located within walking distance of Norwich city centre and the train station.

The current owner has significantly enhanced the property with the recent installation of a stylish new kitchen, contemporary bathroom, and quality flooring throughout, creating a modern and welcoming living space.

The accommodation includes a generous double bedroom with free-standing wardrobes, which the vendor is happy to include in the sale, a bright and spacious sitting room, a sleek, modern kitchen, and a newly fitted bathroom.

The apartment also benefits from one allocated parking space, making it an excellent investment opportunity so close to the city centre. This is a fantastic opportunity for first-time buyers, professionals, or investors seeking a move-in-ready home in a prime location.



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 firms employment has the authority to make or give any representation or warranty in respect of the property.