



abbotFox

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Fairfax Road, Norwich  
£1,800 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

### Student Let

This spacious four-bedroom student let offers a modern living experience, featuring a fully fitted kitchen, utility room, W.C., bright lounge, conservatory, and a shower room. Each of the four bedrooms is generously sized, providing plenty of room for students. The property also boasts a beautifully landscaped, enclosed garden, perfect for outdoor relaxation.

Conveniently located, the property benefits from excellent public transport links to the University of East Anglia and the city centre, ensuring easy access to both.

The surrounding area offers a variety of amenities, including shops, a doctor's surgery, and schools at all levels. Residents can also enjoy nearby parklands, a golf course, pitch and putt, and scenic woodland walks. Regular bus services into the city centre further add to the property's appeal.

Additionally, the landlord includes regular cleaning and gardening services within the rent, making this an excellent choice for hassle-free living.





## THE HIGHLIGHTS ---

- September 2026
- Modern Kitchen
- Lounge
- WC
- Off Street Parking
- Shower Room
- Four Bedrooms
- Front and Rear Garden
- Gardener included

*Let's talk*

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**EPC RATING -**

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