



propertyladder



propertyladder



propertyladder



propertyladder

Priors Drive, Norwich, NR6

A Modern Two-Bedroom Mid-Terrace Home In Popular Cul-De-Sac!

GUIDE PRICE £230,000 FREEHOLD



COMFORT AND CONVENIENCE IN CATTON!

"An ideal first step onto the property ladder in popular Old Catton."

Situated within a popular cul-de-sac on Priors Drive in Old Catton, this modern two-bedroom mid-terrace home offers well-balanced accommodation, ideal for first-time buyers, investors or those looking to downsize.

The ground floor features a generous living room, a fitted kitchen with space for a breakfast table, and a bright conservatory overlooking the rear garden - providing excellent additional living space.

Further benefits include gas central heating and double glazing throughout. Upstairs, the property offers two comfortable double bedrooms and a well-appointed family bathroom.

Overview

- **Two Genuine Double Bedrooms**
- **Generous Living Room**
- **Kitchen / Breakfast Room**
- **Conservatory Providing Extra Living Space**
- **Gas Central Heating & Double Glazing**
- **Allocated Parking Space**
- **Enclosed, Low-Maintenance Rear Garden With Paved Patio**
- **Ideal First-Time Buy, Investment Or Downsize**



"a bright conservatory overlooking the rear garden."





Location

Priors Drive is set within the ever-popular village of Old Catton, offering a strong sense of community alongside excellent convenience. Local shops, schools and amenities are close by, with regular bus routes providing easy access into Norwich city centre. The area also benefits from straightforward access to the Northern Distributor Road, making it ideal for commuters and investors alike.



propertyladder



propertyladder



propertyladder



propertyladder



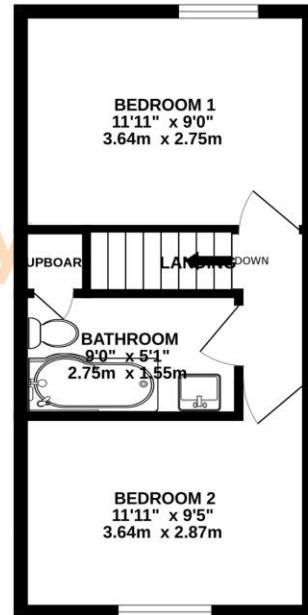
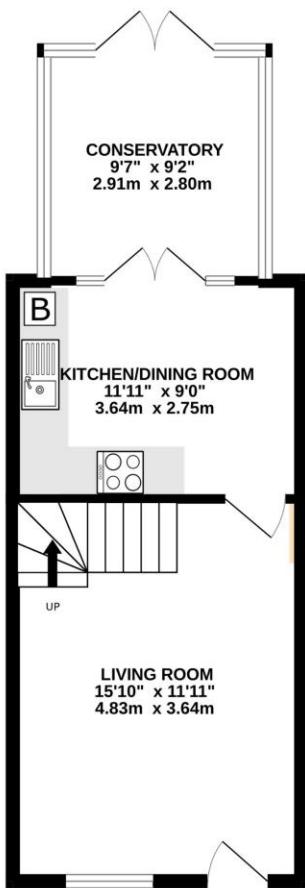
propertyladder

Outside

There is an allocated parking space and an enclosed rear garden which has been paved for ease of maintenance, making it perfect for those seeking low-effort outdoor space.

GROUND FLOOR
385 sq.ft. (35.8 sq.m.) approx.

1ST FLOOR
297 sq.ft. (27.6 sq.m.) approx.



property
ladder

TOTAL FLOOR AREA : 682 sq.ft. (63.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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.

Made with Metropix 2020

FULL EPC AVAILABLE UPON REQUEST

EPC - TBC

COUNCIL TAX BAND: B

LOCAL AUTHORITY: BROADLAND DISTRICT COUNCIL

SERVICES CONNECTED: MAINS WATER, MAIN DRAINS, MAINS ELECTRICITY, GAS CENTRAL HEATING

Selling your home?

If you are considering selling your home, please contact us for your no obligation free market appraisal.

IMPORTANT NOTICE: Property Ladder, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Property Ladder have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

