

Ben Allman  
Estate & Letting Agents



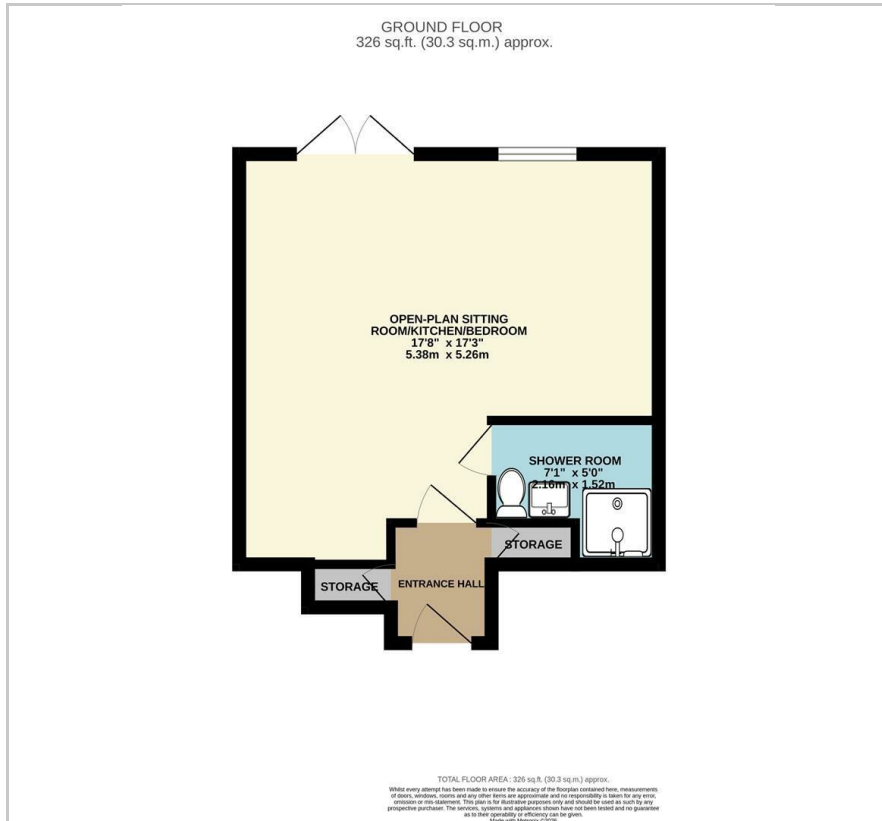
## 28 Austin House King Street

, Norwich, NR1 1FW

Guide price £70,000



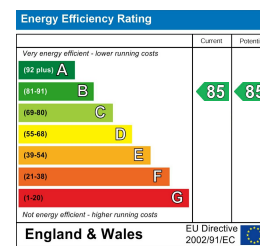
## Floor Plan



## 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.

- Shared Ownership 50%
- Excellently Located Riverside Complex
- Stylish Shower Room
- Monthly Rental Payment - £181.69PCM For Remaining 50% Share
- Please Note That Parking Does Not Come With This Property
- Modern Studio Apartment
- Open-Plan Sitting Room/Bedroom/Kitchen With Integrated Appliances
- Monthly Service Charge - Approximately £110PCM
- Exclusively Available To First-Time Buyers
- The Vendor Has Notified Us That The Property Can Be Sold With All Furnishings

\*50% Shared Ownership\* Presented in show-home condition, this contemporary studio apartment occupies an enviable position beside the River Wensum, directly opposite the popular Riverside Retail Complex. The property is available to first-time buyers seeking a turn-key property in a prime riverside setting.

Set within a gated development surrounded by beautifully maintained communal gardens, the property benefits from a high level of security including electronic gates, a video entry telecom system and fob access for residents and visitors. The apartment itself is thoughtfully designed and well-presented throughout.

The accommodation comprises a bright and versatile open-plan sitting room/bedroom/kitchen area, complete with integrated appliances and designed to maximise space. The property is further complimented by a Juliet balcony and a sleek and modern shower room, which is finished to a high standard.

The property is offered in immaculate condition and can also be purchased fully furnished, allowing for an easy and immediate move-in. This superb apartment combines modern living with a highly convenient location, offering riverside walks, shopping, dining and transport links all within easy reach.



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.

2B Spowston Road, Norwich, Norfolk, NR3 4QN  
Tel: 01603 555577 Email: [enquiries@baela.co.uk](mailto:enquiries@baela.co.uk) [www.baela.co.uk](http://www.baela.co.uk)