

abbotFox

KTV CHINA CITY 中國城

Don't dismiss night safety

For more reminders
you can't ignore when
you're out in Norwich
scan the code.

Find your nearest free
phone charging point or
taxi rank and explore
other helpful resources
at goodnightnorwich.co.uk

20:03

Reminder
Book a taxi home 🚖

Let's roll!

Don't leave catching a cab
home to chance. Impress your
mates by booking ahead - you'll
be the VIPs of the taxi queue

22:52

Reminder
Speak up! 🗣️

Ignore

If your mate's behaving badly,
make some noise (or have a quiet
word) so everyone can get back
to enjoying the music.

23:42

Reminder
Charge my phone 🔋

Ignore

Phone running low? Boost your
battery and your mood at the
SOS Bus on Prince of Wales Road.
Feelin' recharged? Yeah you are!

02:06

Reminder
Meet up to eat up 🍲

Ignore

A late-night snack lets you
regroup while you recoup,
energises you to get home safe,
and helps with that hangover.



Prince Of Wales Road, Norwich
£35,000 Per Annum

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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_____

22–22a Prince of Wales Road, Norwich — To Let

An exceptional opportunity to secure a prominent commercial premises in one of Norwich's most vibrant and high-footfall locations. Situated on the ever-popular Prince of Wales Road, this property benefits from constant passing trade, particularly during evenings and weekends, making it ideal for a variety of retail, leisure, hospitality, or service-based uses (STPP).

The property offers a substantial ground floor trading area with excellent frontage and visibility, providing strong branding potential. Upper floors offer additional space suitable for storage, offices, staff facilities, or ancillary use.

Located within walking distance of Norwich Train Station, the city centre, Riverside leisure complex, and major transport links, the premises sits at the heart of the city's nightlife and entertainment district.

THE HIGHLIGHTS____

- Six month rent free period
- Available now
- Long term lease
- Prime city centre location
- Excellent transport connections nearby
- Flexible accommodation across multiple floors
- High footfall day and night

Let's talk

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EPC RATING -

Disclaimer – In accordance with the Property Misdescriptions Act, the company abbotFox gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any purchaser should not rely on them as statements of fact, and must satisfy themselves by inspection or other means, as to their accuracy.