

abbotFox



Norwich, NR6  
£205,000

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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 \_\_\_\_\_

abbotFox presents this ideal first time buy or investment opportunity.

### Accommodation

Neatly arranged over two floors, this home offers a bright finish throughout, and generous accommodation. The ground floor comprises; an inviting entrance hall, wc, kitchen and lounge diner, which opens onto the enclosed, private gardens. The first floor offers three comfortable bedrooms and a family bathroom accessed off landing.

### Location

This home enjoys a convenient setting within easy reach of a wide range of local amenities, green spaces and transport connections. The area offers excellent access to Norwich city centre, local schooling and everyday facilities, making it an appealing choice for a variety of buyers.

### Buyers

With generous living space, well-balanced bedrooms and a secure rear garden, this home is perfectly suited for growing families, first time buyers or investors. The combination of sociable entertaining areas, practical accommodation and nearby amenities ensures the property can adapt to changing family needs.

### Our Agent's View

"A home that has clearly been loved and cared for, offering a fantastic balance of style, practicality and lifestyle. The impressive garden and versatile living spaces really set this property apart, creating a home ready for the next owners to move straight into and enjoy."



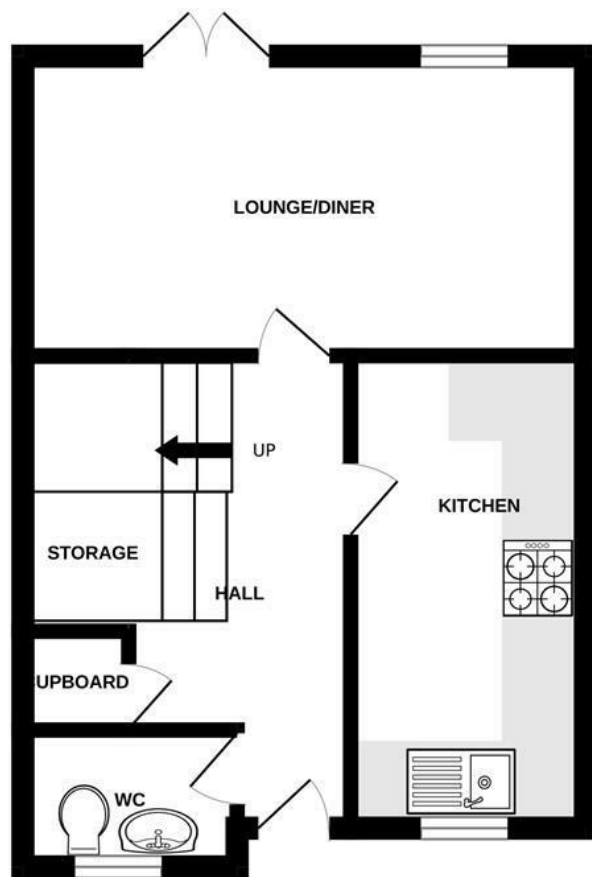




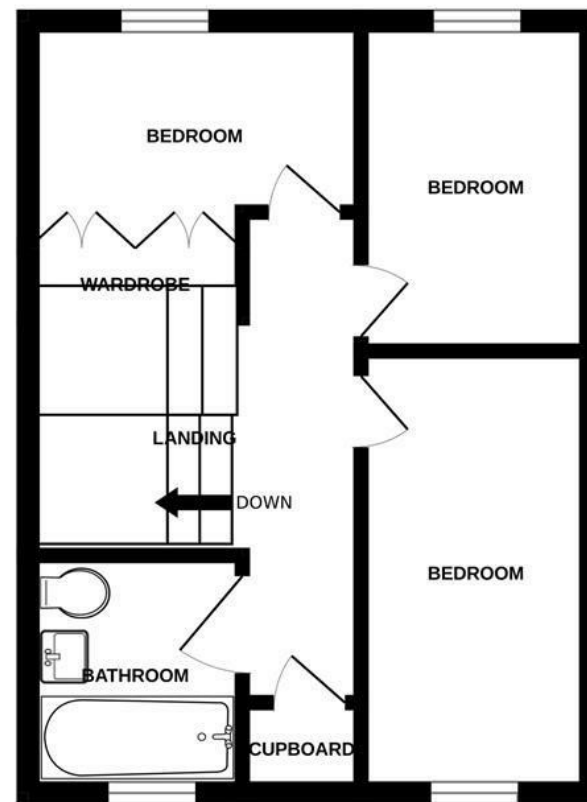
## THE HIGHLIGHTS \_\_\_\_\_

- Terraced house
- Three bedrooms
- Lounge diner
- Enclosed private gardens
- Convenient location
- Ideal first time buy or investment opportunity
- Viewing advised

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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

*Let's talk*

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EPC RATING -

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