

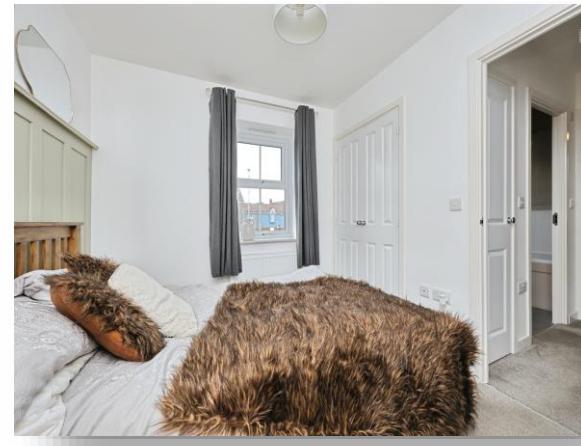


**Fairway, Costessey, Norwich, NR8 5HE**

**welcome to**

## **Fairway, Costessey Norwich**

Discover a fantastic opportunity to own a charming two-bedroom end-terraced house nestled in the sought-after community of Queens Hill. This thoughtfully laid-out home boasts a spacious lounge, a bright kitchen-diner perfect for everyday meals.



## Cloakroom

Toilet, wash hand basin and vinyl flooring.

## Lounge

14' 8" x 8' 8" ( 4.47m x 2.64m )

Double glazed window to front and double glazed door to rear, carpeted flooring and radiator.

## Kitchen

14' 8" max x 11' 7" max ( 4.47m max x 3.53m max )

Double glazed windows to front and rear aspects, range of wall and base units, oven, sink, boiler, wooden flooring and radiator.

## First Floor

### Bedroom One

10' 7" x 8' 9" ( 3.23m x 2.67m )

Double glazed window to front aspect, carpeted flooring, storage cupboard, radiator and door to:

### Ensuite

Double glazed window to rear aspect, shower cubicle, wash hand basin, toilet, vinyl flooring and radiator.

### Bedroom Two

14' 8" x 9' 3" ( 4.47m x 2.82m )

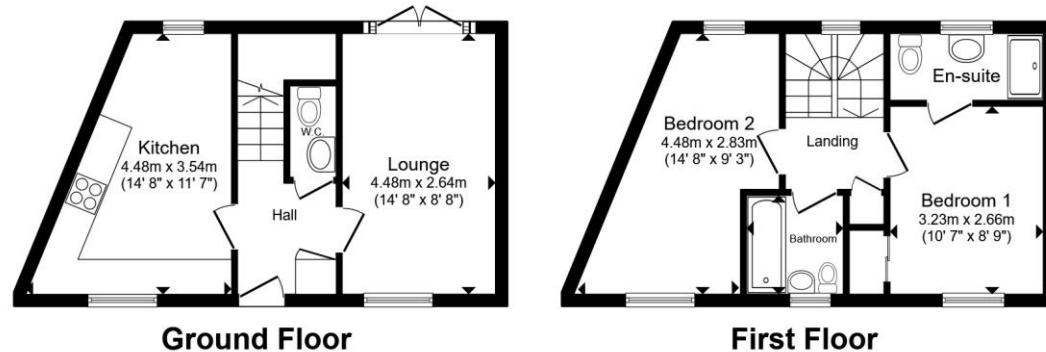
Double glazed windows to front and rear aspects, carpeted flooring and radiator.

### Bathroom

Double glazed window to front, bath tub, toilet, wash hand basin, vinyl flooring and radiator.

### Exterior

Rear garden mainly laid to lawn with patio area. Two allocated parking spaces.



Total floor area 63.9 m<sup>2</sup> (688 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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## Fairway, Costessey Norwich

- Perfect first time buy or investment
- Highly sought after location of Queens Hill
- Well-presented throughout
- Enclosed south-facing garden
- Two allocated parking spaces

Tenure: Freehold EPC Rating: B

Council Tax Band: B

guide price

**£220,000**



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Property Ref:  
NOR143877 - 0002



Please note the marker reflects the postcode not the actual property

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