



**Falcon Crescent, Costessey, Norwich, NR8 5GW**

**welcome to**

**Falcon Crescent, Costessey Norwich**

**\*\*50% SHARED OWNERSHIP\*\*** TWO BEDROOM, TWO BATHROOM top floor apartment with the added benefit of an allocated parking space. This apartment is finished to a very high standard and ticks all the boxes—making it a must-see opportunity in a highly desirable neighbourhood.





### Entrance Hall

Laminate flooring.

### Lounge/Kitchen/Diner

23' 3" x 13' 8" ( 7.09m x 4.17m )

Carpeted flooring with double glazed doors onto Balcony. Laminate flooring in Kitchen/Diner with a range of wall and base units, stainless steel 1 1/2 sink, built in oven, hob, washing machine, fridge freezer and double glazed skylight.

### Bedroom One

14' 5" x 13' 9" ( 4.39m x 4.19m )

Double glazed window to rear aspect, carpeted flooring, radiator and door to:

### Ensuite

Double glazed window, tiled flooring and walls, shower cubicle, toilet and wash hand basin

### Bedroom Two

9' 5" x 8' 6" ( 2.87m x 2.59m )

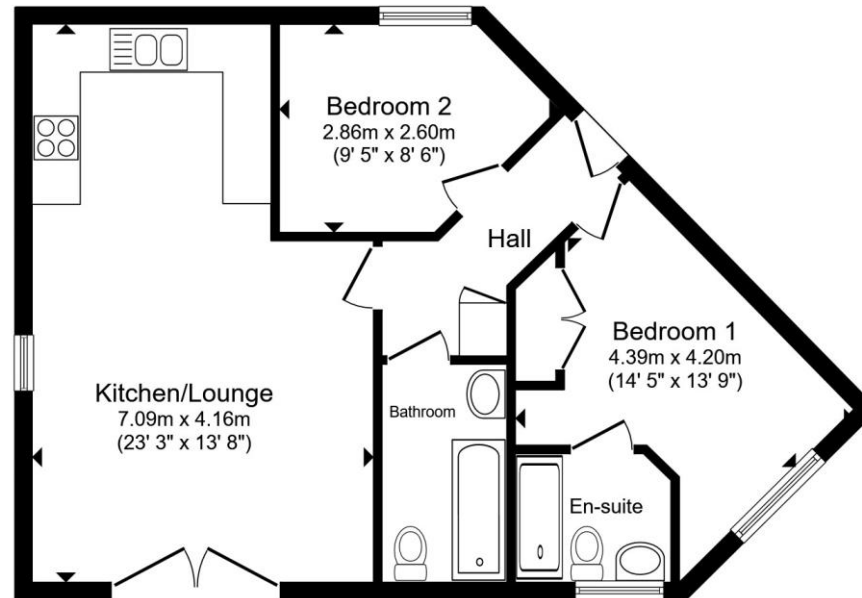
Double glazed window to front aspect, carpeted flooring and radiator.

### Bathroom

Double glazed window, tiled flooring and walls, bath tub, toilet and wash hand basin.

### Exterior

Allocated parking space.



Total floor area 57.6 m<sup>2</sup> (620 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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## Falcon Crescent, Costessey Norwich

- 50% shared ownership
- Top floor apartment
- Two bathrooms
- Allocated parking space
- Immaculately presented

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

Under the terms of the Estate Agency Act 1979 (Section 21), please note that the vendor is an Employee of the Connells Group of companies.

**£82,500**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR143578 - 0005

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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