

ARLINGTON
PARK



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Room 4, 44 Milton Close
, Norwich, NR1 3HX
£560 Per Month



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Zero Deposit Option Available Join a friendly and welcoming 6-bedroom shared home, perfectly located within walking distance of Norwich city centre. This is the ideal spot for a professional seeking a comfortable, well-managed, and sociable living environment.



DESCRIPTION

We have a spacious and comfortable double room (Room 4) available, which comes fully furnished.

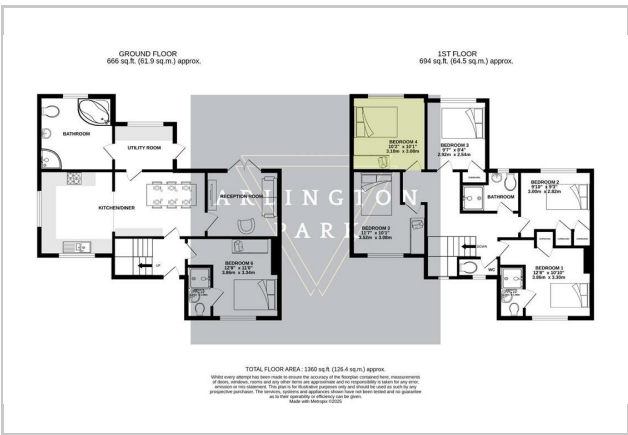
Available now is a spacious, fully-furnished double room (Room 4) in a friendly six-bedroom shared home. The property is ideally located just a short walk from Norwich city centre, offering the perfect blend of convenience and community.

This is hassle-free living at its finest. Your rent is fully inclusive of all utility bills, council tax, high-speed internet, and even a weekly cleaning service for all communal areas, leaving you with one simple payment.

The house is designed for comfortable shared living, featuring a large kitchen and dining space, a separate lounge for relaxing, and a dedicated utility room. A major benefit of this room is that you will share a modern shower room with only one other housemate.

The tenancy begins with a 6-month Assured Shorthold Tenancy, which then converts to a flexible rolling monthly contract. To secure the room during referencing, a holding deposit of one week's rent is required. For the main security deposit, you can choose between a traditional five-week cash deposit or the modern Zero Deposit Guarantee.

Please note this room is for single occupancy only; we are unable to accept couples or pets. We are proud members of the Propertymark Client Money Protection scheme and The Property Redress Scheme, ensuring your peace of mind.



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 firms employment has the authority to make or give any representation or warranty in respect of the property.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	81
England & Wales		
EU Directive 2002/91/EC		