



abbotFox

Opposite the Cathedral, Norwich, NR3
£1,300 PCM

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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 _____

Nestled in the heart of Norwich, directly opposite the magnificent Cathedral, this charming duplex apartment offers a unique blend of modern living and historical charm. With its prime location in NR3, residents will enjoy the vibrant atmosphere of the city, with an array of shops, cafes, and cultural attractions just a stone's throw away.

The apartment boasts two spacious reception rooms, providing ample space for both relaxation and entertaining. These versatile areas can be tailored to suit your lifestyle, whether you envision a cosy sitting room or a stylish dining space. The three well-proportioned bedrooms offer comfortable retreats, perfect for unwinding after a busy day.

The property features a thoughtfully designed bathroom, ensuring convenience and comfort for all residents. The duplex layout adds an element of privacy, making it an ideal choice for families or those seeking a bit more space.

This apartment not only offers a delightful living environment but also the opportunity to immerse yourself in the rich history and culture of Norwich. With the Cathedral as your neighbour, you will find yourself surrounded by stunning architecture and picturesque views.

In summary, this duplex apartment presents a rare opportunity to live in a sought-after location, combining modern amenities with the charm of city life. Whether you are looking to buy or rent, this property is sure to impress. Don't miss your chance to make this delightful home your own.



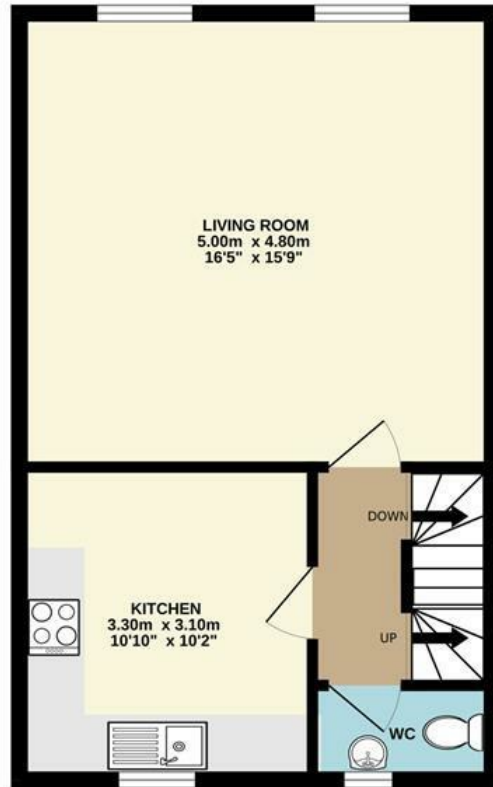




THE HIGHLIGHTS _____

- Within Norwich's historic city centre
- Overlooking the Cathedral
- Arranged over 3 1/2 floors
- Three bedrooms
- Generous kitchen breakfast room
- Striking sitting room
- Stunning views both to the front and rear

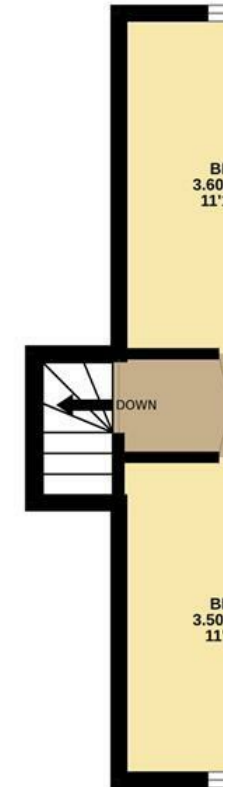
1ST FLOOR
40.5 sq.m. (436 sq.ft.) approx.



2ND FLOOR
35.0 sq.m. (376 sq.ft.) approx.



3RD FLOOR
25.2 sq.m. (271 sq.ft.) approx.



TOTAL FLOOR AREA : 103.1 sq.m. (1110 sq.ft.) approx.

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 as to their operability or efficiency can be given.
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Let's talk

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EPC RATING -

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