



**Heathgate, Norwich NR3 1PQ**

**welcome to**

**Heathgate, Norwich**

**\*\*GUIDE PRICE £150,000 - £160,000 \*\* \*\* NO ONWARD CHAIN\*\*** Fantastic three bedroom two storey maisonette is being sold with no chain and has fantastic views within close proximity to Mousehold Heath.



Located just opposite Mousehold Heath, this very spacious property is spread out over two floors with easy off-road parking. The property offers accommodation comprising entrance hall leading into large lounge/diner with a balcony and fitted kitchen whilst the first floor comprises three bedrooms off landing; one of which boasts access to a balcony, alongside a family bathroom. The property itself is immaculately presented throughout and would make an ideal first time buy or buy to let opportunity!

### **Entrance Hall**

### **Lounge/Diner**

14' 10" x 14' 11" ( 4.52m x 4.55m )

### **Kitchen**

9' 8" x 8' 7" ( 2.95m x 2.62m )

### **First Floor Landing**

### **Bedroom One**

15' x 8' 5" ( 4.57m x 2.57m )

### **Bedroom Two**

9' 6" x 8' 5" ( 2.90m x 2.57m )

### **Bedroom Three**

11' 5" x 6' 2" ( 3.48m x 1.88m )

### **Bathroom**

### **Exterior**



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welcome to

## Heathgate, Norwich

- NO ONWARD CHAIN
- Ground Floor Maisonette
- Close to Mousehold Heath
- Two Balconies
- Gas Fired Central Heating

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 55.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 20 Jan 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£150,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR140372 - 0003

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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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