

Ben Allman
Estate & Letting Agents



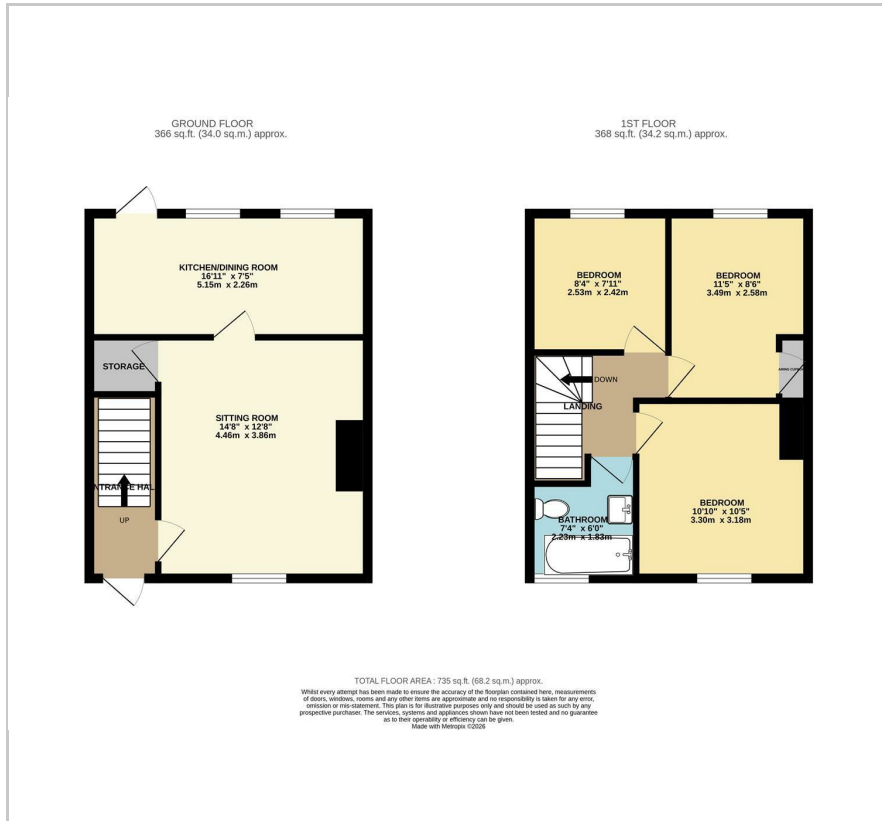
89 Romany Road

, Norwich, NR3 4RF

Guide price £220,000



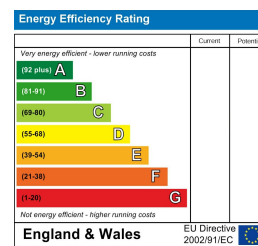
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Ben Allman Estate Agents Office on 01603 555577 if you wish to arrange a viewing appointment for this property or require further information.

- More Photos To Follow Soon
- Bathroom Off-Landing
- Freshly Gravelled Driveway To Park Up To 2 Vehicles
- Please Note The Property Does Require Modernisation Throughout
- Situated Down A Cul-De-Sac And Backing Onto Allotments
- Three Double Bedrooms Off-Landing
- Kitchen/Dining Room
- Around 100ft Rear Garden With Various Shrubs Including Fruit Trees And A Summer House (Power Connected)
- Part Double Glazed And Part Single Glazed Windows
- EPC Rating - Awaiting



This three bedroom semi-detached house offers an excellent opportunity for buyers seeking a property to modernise and add value. Tucked away in a quiet cul-de-sac location, the home has been owned by the same family for approximately 22 years and now requires comprehensive repair and updating throughout.

To the front of the property is a newly gravelled driveway providing off-road parking for two vehicles. Internally, the accommodation comprises an entrance hall leading to a sitting room and a kitchen/dining room, offering scope to be reconfigured or updated to suit modern living. Upstairs, there are three well-proportioned double bedrooms and a family bathroom.

The rear garden extends to approximately 100ft (STLM) which is mainly laid to lawn with a variety of established shrubs and fruit trees, and benefits from a summerhouse with power connected.

The property features a mixture of double and single glazed windows and would require a new central heating system to be installed. Overall, this is a great opportunity to acquire a spacious family home in a sought-after cul-de-sac setting, offering significant potential for improvement. Further photographs will follow soon.



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

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