



Norman House Friar Gate, Derby DE1 1NU

welcome to

Norman House Friar Gate, Derby

Modern and spacious 2-bedroom city centre apartment with ensuite, open-plan living, and excellent transport links. Perfect for professionals, first-time buyers, or investors.





Living/Kitchen Diner

18' 1" Max x 19' 2" Max (5.51m Max x 5.84m Max)

Bedroom One

15' 8" Max x 10' 7" Max (4.78m Max x 3.23m Max)

Bedroom Two

15' 8" Max x 13' 5" Max (4.78m Max x 4.09m Max)

Bathroom

6' 2" Max x 6' 8" Max (1.88m Max x 2.03m Max)

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.focalagent.com

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- 2 Good sized bedrooms, including ensuite to master
- Spacious open plan kitchen, living and dining area
- Modern fitted kitchen and bathroom
- Prime City centre location near Derbion Centre
- Excellent transport links and bus services

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 1647.31

Ground Rent: 250.00

This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Dec 2016. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£75,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DBY121143 - 0006

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