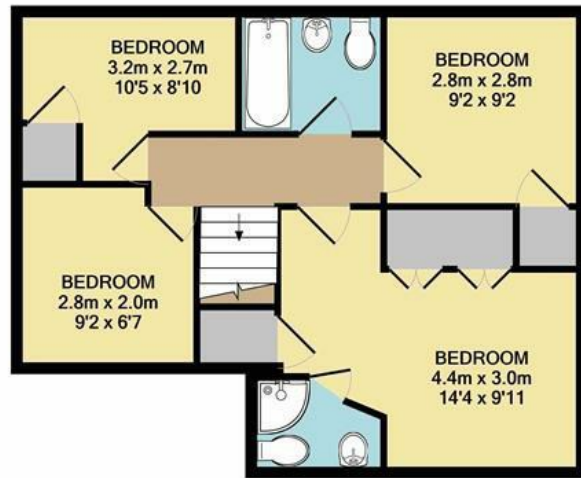




GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		66	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Disclaimer – In accordance with the Property Misdescriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them as statements of fact, but must satisfy themselves by inspection or other means, as to their accuracy.



Maidens Close | Norwich | NR7
Guide Price £325,000



abbotFox presents an immaculate detached house in a prominent position within the popular Dussindale development of Thorpe St Andrew. The property features an entrance hall, lounge dining room, recently refitted kitchen breakfast room and downstairs w/c. On the first floor, there are four generous bedrooms with master en suite and a modern family bathroom. To the front, the property benefits from off-road parking for two vehicles as well as an integral garage with a much larger than usual garden to the rear.

The property is in fantastic condition throughout and we would advise clients arrange a viewing early to avoid disappointment.

Dussindale is located to the east of Norwich and is highly desirable due to its close proximity to the heart of Norwich. There is a wide range of facilities and amenities including a Sainsbury's Supermarket and good local schooling with regular bus services into the city centre and Norwich train station.

