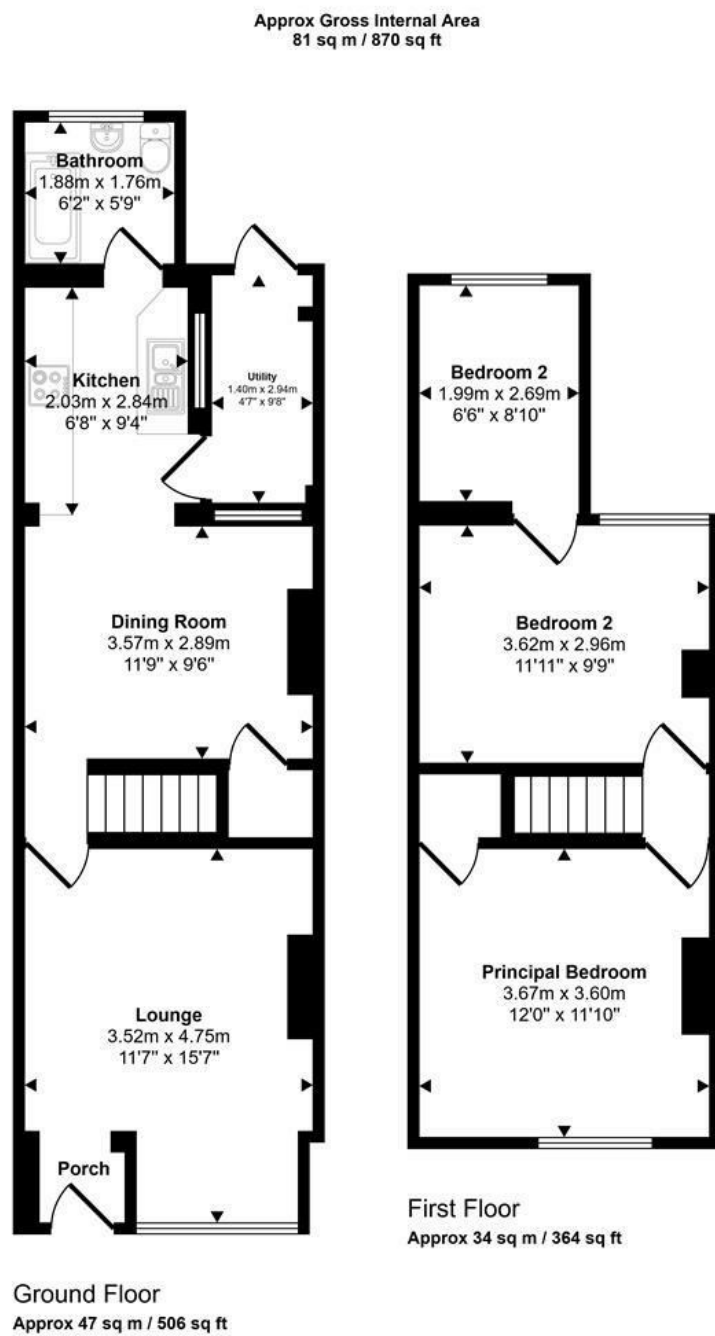




Livingstone Street | Norwich | NR2
 Guide Price £230,000



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		61	78
(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.

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

abbotFox presents this stylishly refurbished, extended mid terraced home. Offered to the market with no onward chain, this home is an ideal opportunity for a first time buyer.

Externally, the property benefits from a low-maintenance rear garden and a small front garden to set the home away from the path. Internally, the accommodation is neatly arranged over two floors, with the ground floor offering an entrance vestibule, lounge, dining room, which opens into a spacious kitchen lean-to utility area and a recently re-fitted family bathroom. The first floor offers two generous double bedrooms and a further third bedroom accessed off the rear room.

Set within the popular NR2 area of Norwich, this home affords a high degree of convenience with easy access to Norwich City Centre and a wealth of local amenities. An internal viewing comes highly recommended.

£230,000-£240,000 Guide Price

