

abbotFox

ST. MARGARETS ALLEY

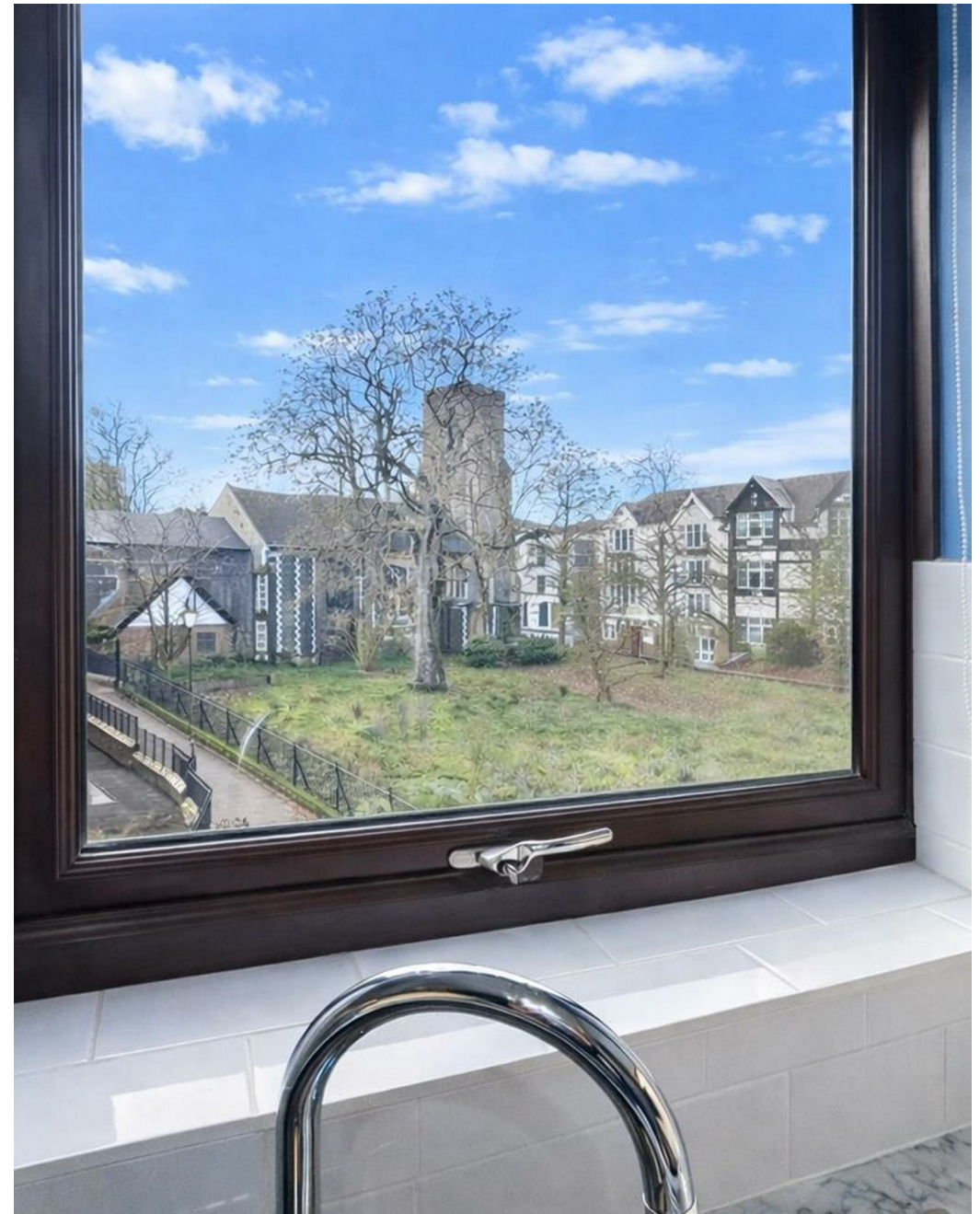


City Centre, NR3  
*Guide Price £310,000*

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We are a team of genuine individuals who hold a deep passion for both property and marketing. Collectively, we bring over 70 years of experience in the property market of Norfolk and Suffolk. Our affection for both counties runs deep, and we are enthusiastic about sharing our passion with you.

Colin McKenzie | **Branch Partner**







## THE DETAIL \_\_\_\_\_

abbotFox presents this exceptional four bedroom duplex apartment, ideally positioned within the sought after Mulberry Close in Norwich. Seamlessly blending contemporary design with thoughtful layouts, this home offers a lifestyle of space, comfort, and convenience.

Accessed by a secure intercom entrance system, this home is arranged over two floors, the accommodation unfolds with a welcoming entrance leading to a light filled living area, thoughtfully designed for both relaxation and entertaining. The fitted kitchen perfectly complements the open plan living and dining spaces, and offers views over the nearby church. The lower floor is completed with two bedrooms and a shower room. The upper floor comprises two generously proportioned bedrooms, one leading to an additional store room / dressing room and a family bathroom, which are accessed off a generous landing area, that can be further utilised as a work-from-home space. The property further benefits from allocated parking.

Occupying a prime location, the apartment enjoys excellent access to local amenities, transport links, and the vibrant city of Norwich, making this a rare opportunity to secure a spacious and contemporary duplex home. Offered to the market with no onward chain, an internal viewing is highly recommended.

**\*\*Guide price £310,000 - £315,000\*\***

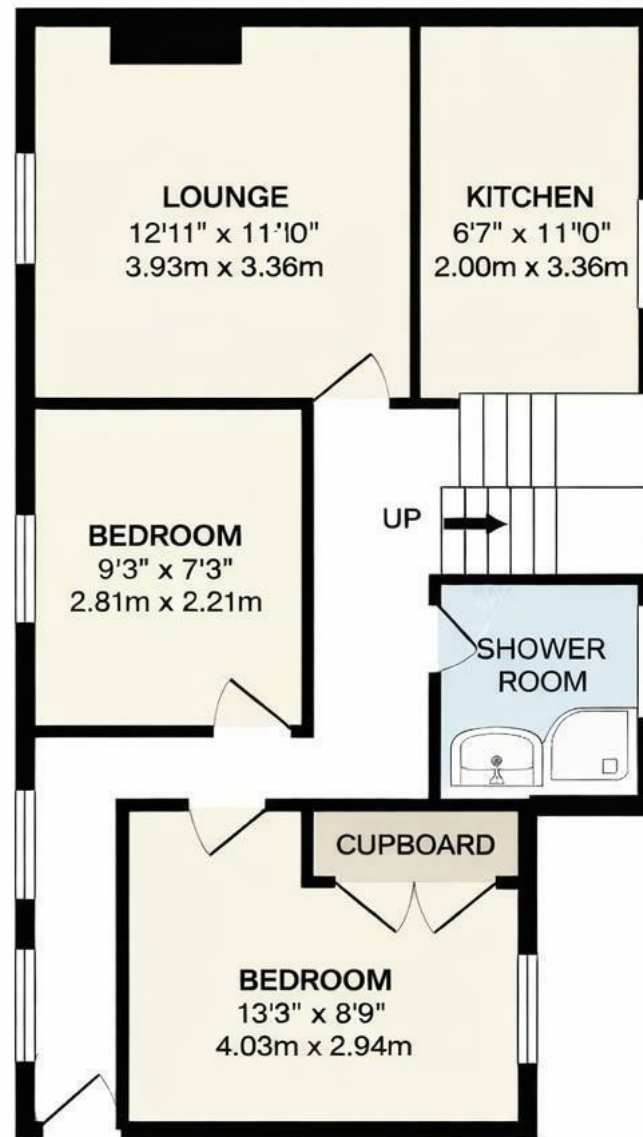
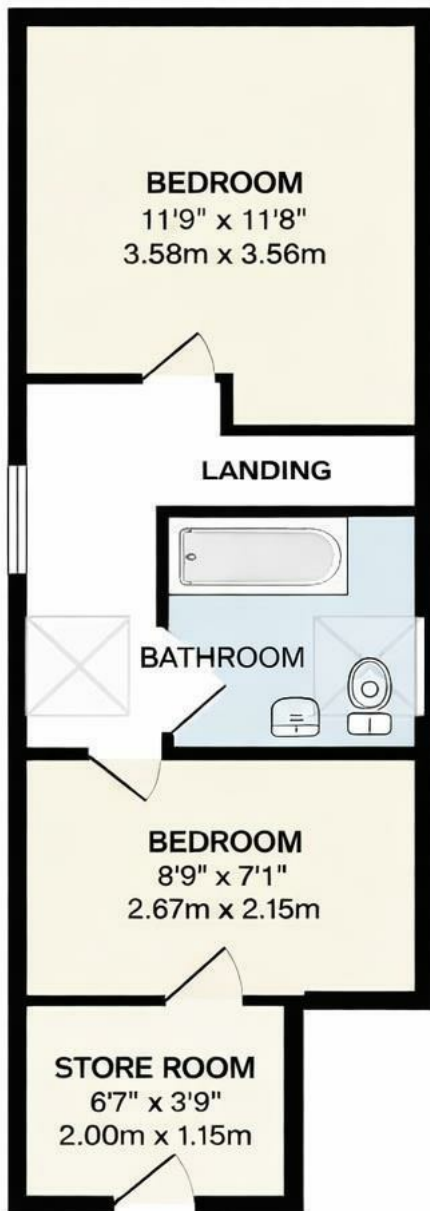






## THE HIGHLIGHTS \_\_\_\_\_

- No onward chain
- Duplex apartment
- Four bedrooms
- Allocated parking
- Convenient City Centre location
- Generous living accommodation
- Internal viewing advised



*Let's talk*

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EPC RATING -

Disclaimer – In accordance with the Property Misdescriptions Act, the company abbotFox 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 purchaser should not rely on them as statements of fact, and must satisfy themselves by inspection or other means, as to their accuracy.