

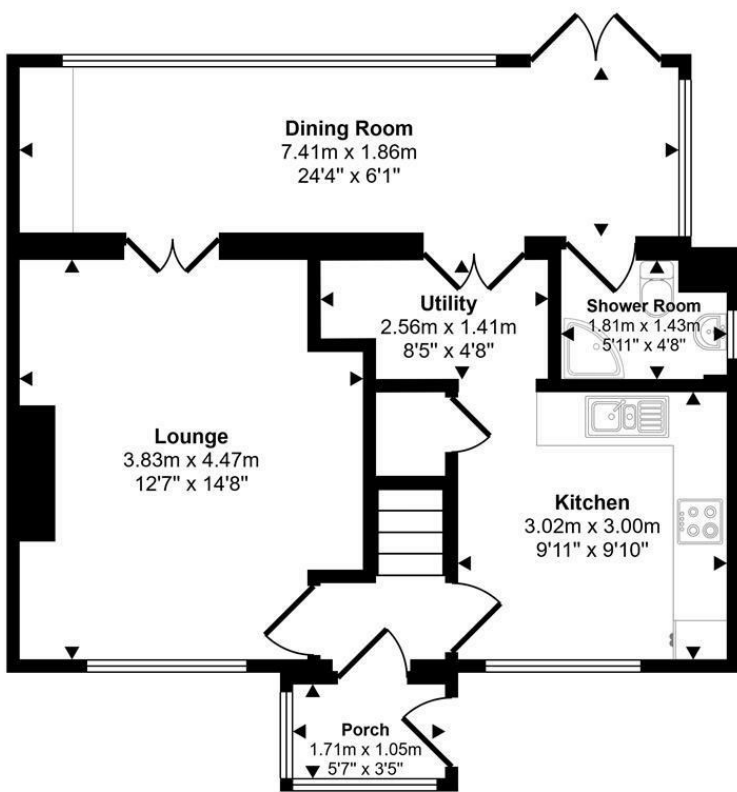


Brasier Road | Norwich | NR3
 £220,000

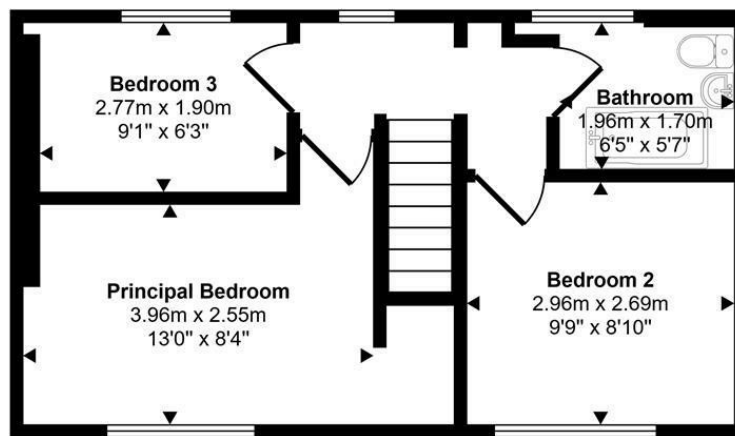
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B		73	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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.

Approx Gross Internal Area
 91 sq m / 978 sq ft



Ground Floor
 Approx 54 sq m / 585 sq ft



First Floor
 Approx 37 sq m / 393 sq ft

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 spacious, three bedroom semi-detached house. Situated within easy reach of a wealth of amenities including well-regarded schools, shops, parks, pubs and with excellent transport links into and out of Norwich, this home represents a convenient family home.

The accommodation is neatly arranged over two floors and comprises; entrance porch, hallway, lounge, kitchen, conservatory and shower room to the ground floor, with three bedrooms and a family bathroom to the first floor. Externally, the generous frontage allows for ample off road parking, whilst the rear garden affords a high degree of privacy. An internal viewing comes highly recommended.

