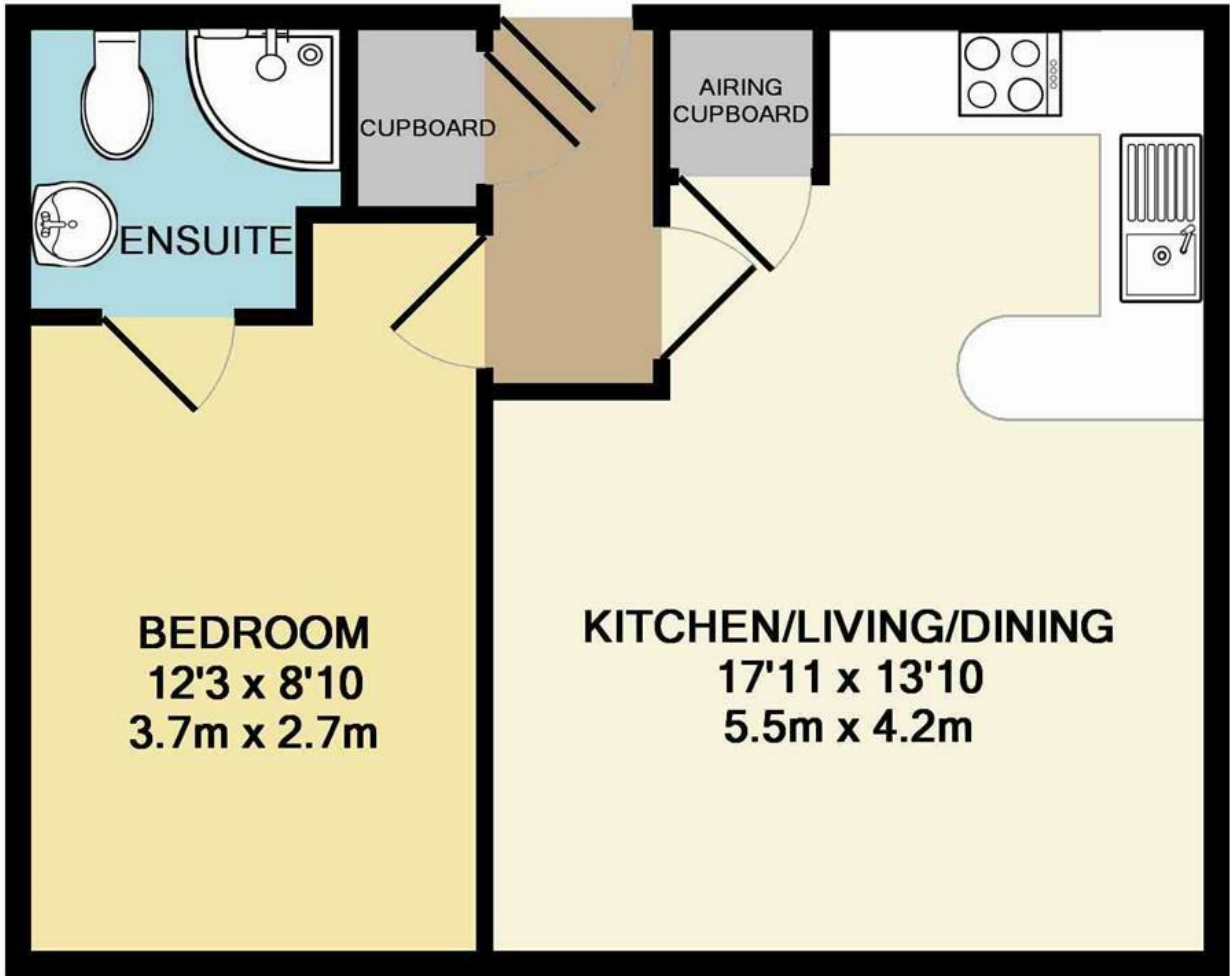




Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C		69	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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.

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

Made with Metropix ©2015



St Matthews Road | Norwich | NR1
Offers In Excess Of £155,000





abbotFox presents this stylish ground floor apartment, only moments from the city centre. This modern one bedroom apartment offers a modern fully fitted kitchen, lounge/diner, double bedroom with en-suite and allocated parking. This property is an ideal opportunity for any first time buyer or buy-to-let investor with an internal viewing highly recommended.

Set in the popular Thorpe Hamlet area of Norwich, close to Riverside Road and the beautiful grounds of the majestic Cathedral, the property is within walking distance of the city centre, Norwich railway station, Riverside Complex and popular woodland walks.

