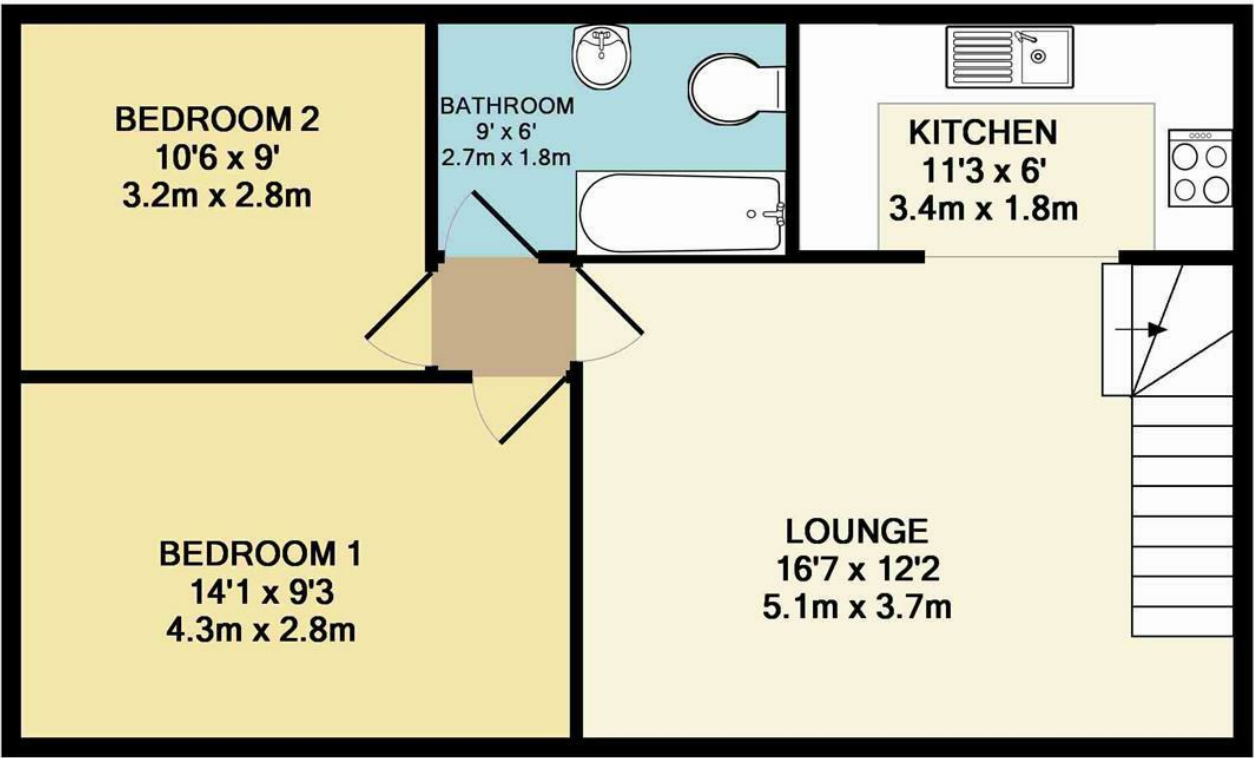


ENTRANCE FLOOR



GROUND 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		
(81-91) B		
(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.



Coronach Close | Norwich | NR8
Guide Price £175,000





Set on the edge of the Queens Hills development this modern coach house boasts two double bedrooms, fantastic open plan lounge, dining room, kitchen and modern bathroom. Off road parking and a garage also make this a property not to be missed with the additional use of an enclosed garden.

Situated to the west of Norwich, the property is located close to the Longwater Retail Park and benefits from excellent access to the A47 and the A11. There is a park and Ride facility at the Norfolk Showground with regular services into Norwich City centre.

