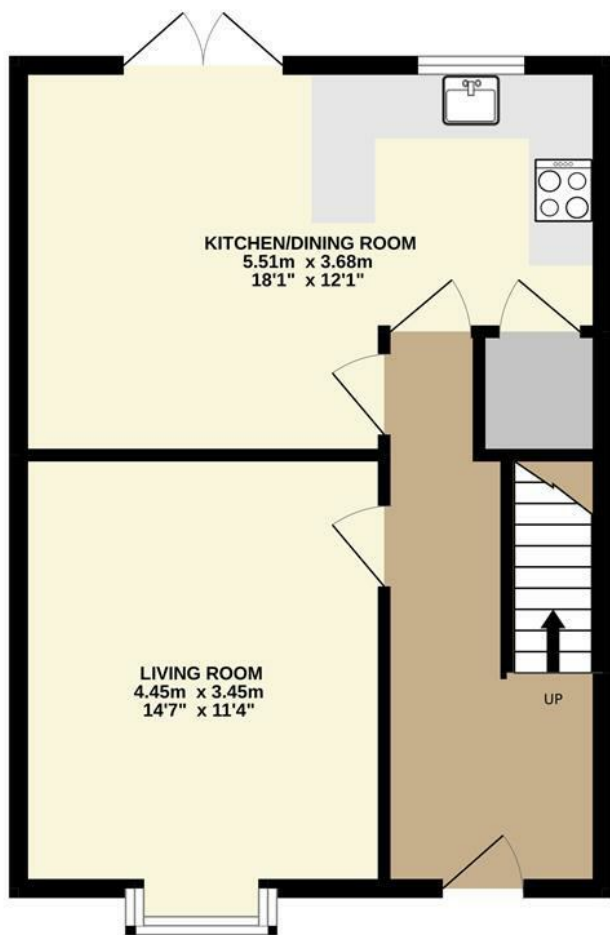




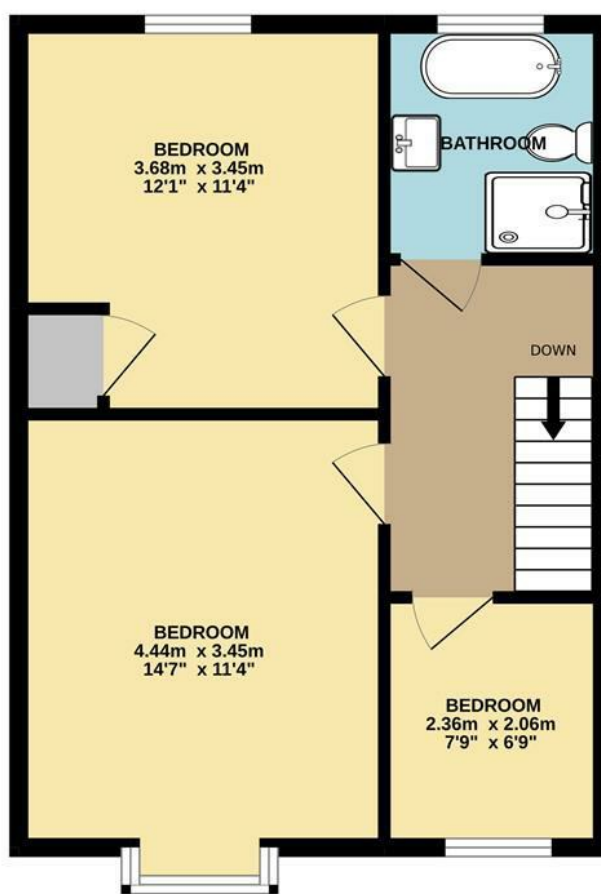
Mile Cross Lane | Norwich | NR6
 Guide Price £290,000

abbotFox

GROUND FLOOR
 43.3 sq.m. (466 sq.ft.) approx.



1ST FLOOR
 43.3 sq.m. (466 sq.ft.) approx.



TOTAL FLOOR AREA : 86.6 sq.m. (932 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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			84
(81-91) B			
(69-80) C			
(55-68) D		51	
(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.



abbotFox presents this stylish, renovated, semi-detached house. Located within easy reach of a wealth of local amenities, this home has been thoughtfully improved by the current owner to offer a high quality finish throughout. Accommodation comprises; entrance hall, lounge and kitchen diner to the ground floor. The first floor offers three bedrooms and a four piece family bathroom. Externally, the property offers ample off road parking and a generous, enclosed, south-facing rear garden. An ideal home for any young family, an internal viewing comes highly recommended.

