

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		
<b>England &amp; Wales</b>		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.



Surrey Street | Norwich | NR1  
 Guide Price £155,000





abbotFox presents this exceptional modern apartment. Located within the popular Sentinel House development, which offers fantastic on-site facilities and the convenience of City living, is this spacious first-floor apartment. Upon entering the property, you cannot fail to be impressed by the sense of light and style throughout. With accommodation comprising of an inviting entrance hall, dual aspect open plan living accommodation, with modern kitchen and integral appliances, stylish shower room and generous double bedroom. Having been exceptionally well maintained and improved by the current owner since its construction, this is an ideal opportunity for any first-time buyer or buy-to-let investor. An internal viewing comes highly recommended.

Guide Price £155,000-£160,000

