



Crown Road | Norwich | NR10  
Guide Price £210,000

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 |           |

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abbotFox presents this fantastic renovation opportunity. Situated within the heart of the sought-after and well-serviced village of Buxton, this property occupies an exceptional plot, and offers an abundance of potential.

The generous frontage allows for ample off road parking for several vehicles, with a detached double garage / workshop to the rear, and a further detached static caravan. The rear gardens afford a high degree of privacy and back onto open fields. The property itself has undergone a previous extension, with several works already undertaken, and fittings to be left for any buyer to complete the works.

The accommodation is due to comprise; entrance hall, lounge, kitchen diner, utility and bathroom to the ground floor, with three bedrooms to the first floor, however there is scope for a buyer to make their own mark and alter this to suit their needs. The property also allows potential for further extension (STPP). An internal viewing comes highly recommended.

Guide price £210,000 - £220,000

