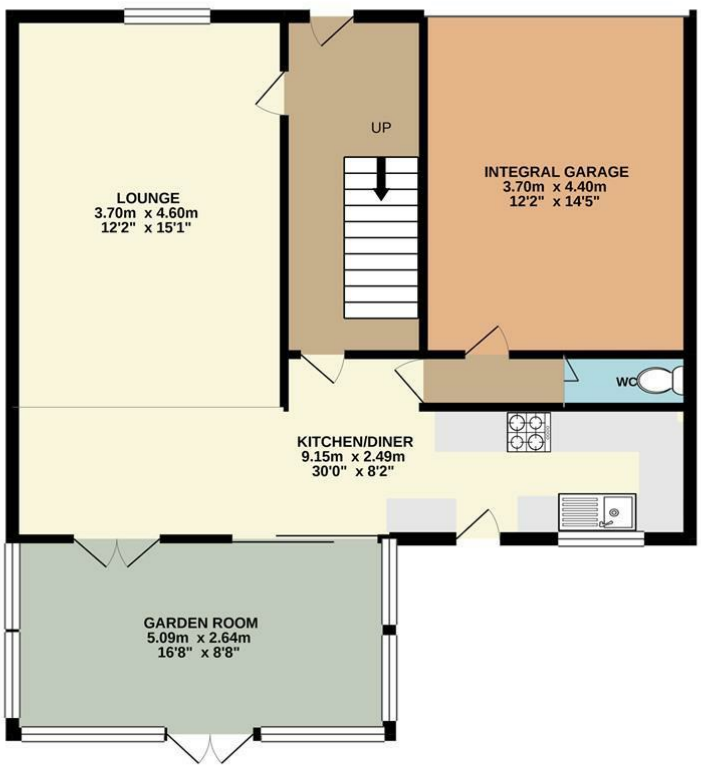
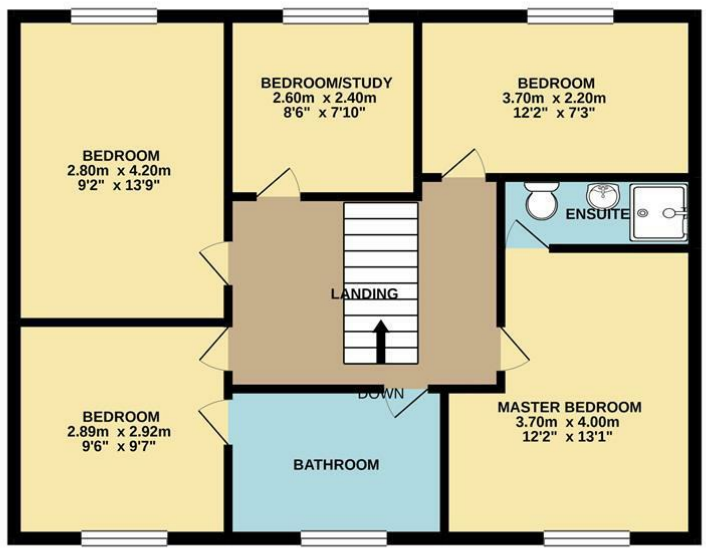
GROUND FLOOR
78.0 sq.m. (840 sq.ft.) approx.



1ST FLOOR
64.9 sq.m. (698 sq.ft.) approx.



TOTAL FLOOR AREA : 142.9 sq.m. (1538 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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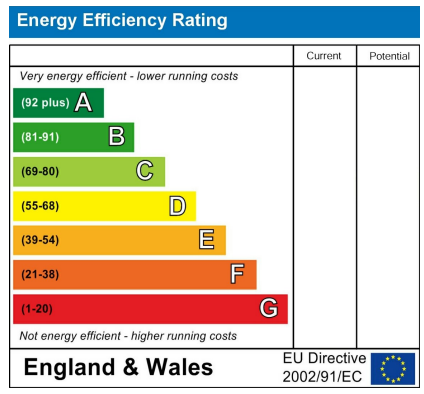

Disclaimer – In accordance with the Property Misdescriptions Act, the company gives notice that all descriptions, references to condition, necessary permissions for use and other details are given in good faith and believed to be correct, but any intending lessees do not rely on them as statements of fact, but must satisfy themselves by inspection or other means, as to their accuracy.

abbotFox

West End| Norwich| NR8

Offers In Excess Of £400,000

abbotFox presents this generous family home, located within the popular residential area of Old Costessey. Occupying a generous plot, which offers ample off road parking to the front, and with views over the nearby river and woodlands beyond, this is an ideal opportunity for any growing family looking to enjoy the blend of peace and convenience this home affords. With a variety of local amenities within walking distance, this home also offers easy access to Norwich City Centre.

The internal accommodation has been well thought out and improved by the current owners, to provide a sense of light and space throughout. The inviting entrance hall, leads to the generous open plan lounge diner, that then opens into the re-fitted modern kitchen. With the property also offering a spacious garden room, downstairs cloakroom and access to the integral garage. The first floor offers, five comfortable bedrooms, ensuite shower room to the master and family bathroom off landing.

With the property offering ample space for any growing family or for those looking for space for home-working an internal viewing comes highly recommended.