



**ALDWYCH  
HOUSE**



# CENTRAL URBANITE LIVING

*Comfortably positioned within Norwich's urban epicentre, the Aldwych House development offers a generous selection of 52 luxury apartments. An extensive and thorough renovation has breathed a fresh lease of life into this former office building, to provide contemporary city living. The apartments are being marketed by abbotFox Estate Agents.*

*An ideal setting entitles residents of Aldwych House to be within walking distance of Norwich's nationally acclaimed shopping facilities, quirky cafés, delectable restaurants, lively nightlife and its quintessential, historic core. Proximity to both Norwich's bus and train stations caters perfectly for professional commuters.*

*A thoughtfully designed blueprint has assured that the development blends amicably into its inner-city background. Aldwych House is flawlessly presented and has been concisely finished to a high degree of specification. The residence suits city dwellers who crave contemporary accommodation in the municipal centre.*



A UNIQUE DEVELOPMENT OF  
52 LUXURY APARTMENTS IS CITY  
LIVING AT ITS FINEST

# STYLISH & HISTORIC

*Proudly located in the heart of Bethel Street, Aldwych House presents four floors of gratifying living space, including a quaint basement level. Architectural intuition has maximised the most of space and natural illumination. A compilation of one and two bedroom apartments have been expertly constructed to exploit modern comforts.*

*Popular fittings and polished interiors have intensified the contemporary character of the development. Whilst idyllic views over the city skyline and some of Norwich's most beloved, cultural landmarks are granted from the second floor.*

*Each apartment has been finished with a conscientious attention to detail, to create stylish and refined accommodation - establishing the epitome of city living.*

STUNNING EXECUTIVE  
APARTMENTS IN THE HEART OF A  
HISTORIC CITY



Each of the apartments have been decisively arranged with prevalent, modern finishes, to guarantee high quality specifications, relaxed ambiances and a fantastic city home.

## KITCHEN

- / Handle-less high gloss cream/white cabinets with soft close drawers
- / Bosch appliances to include induction hobs with washer/dryers being Hotpoint
- / Porcelain fully tiled splashbacks
- / Contemporary stainless steel kitchen taps with with bowl and drainer

## GENERAL

- / Walls and ceilings finished in white
- / Comar Aluminum double glazing throughout, incorporating tilt and turn systems for easy cleaning
- / Contemporary doors sets featuring the 'SoundSecure system'
- / All flooring near flats is equipped with treadquiet underlay

## BATHROOMS

- / High pressure showers
- / High gloss circa grey vanity unit with soft close drawers
- / Mira shower trays with Coram shower screens and enclosures

## HEATING & HOT WATER

- / Highly efficient electric wall mounted panel heater
- / Individual Hot Water Cylinder

## ELECTRICAL

- / Ultra efficient Led Lighting throughout flats
- / Communal areas have movement sensor lighting throughout

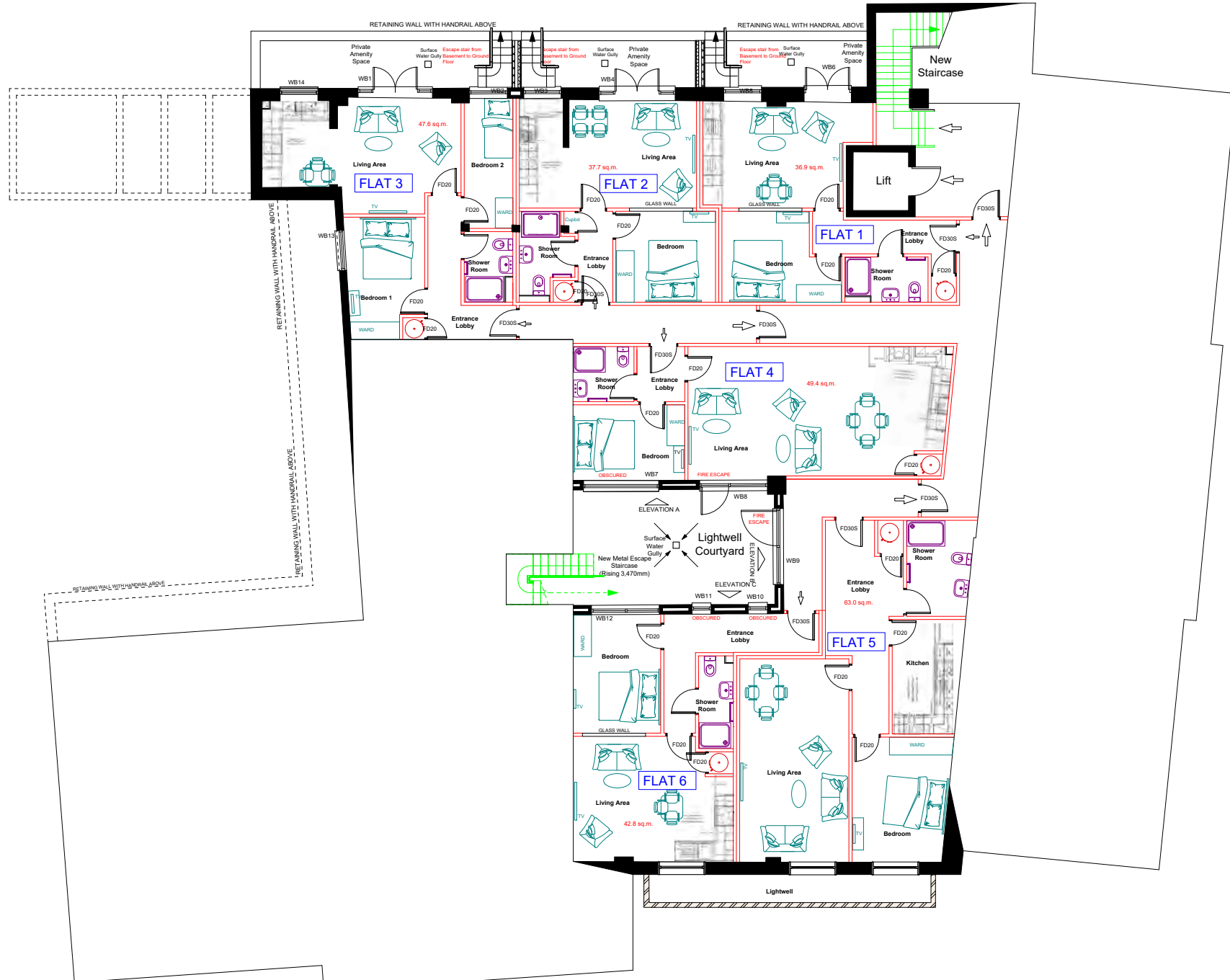
## SECURITY

- / 10 year ICW Building Warranty (terms and conditions apply)
- / Access to apartments via Videx Video intercom and door entry system

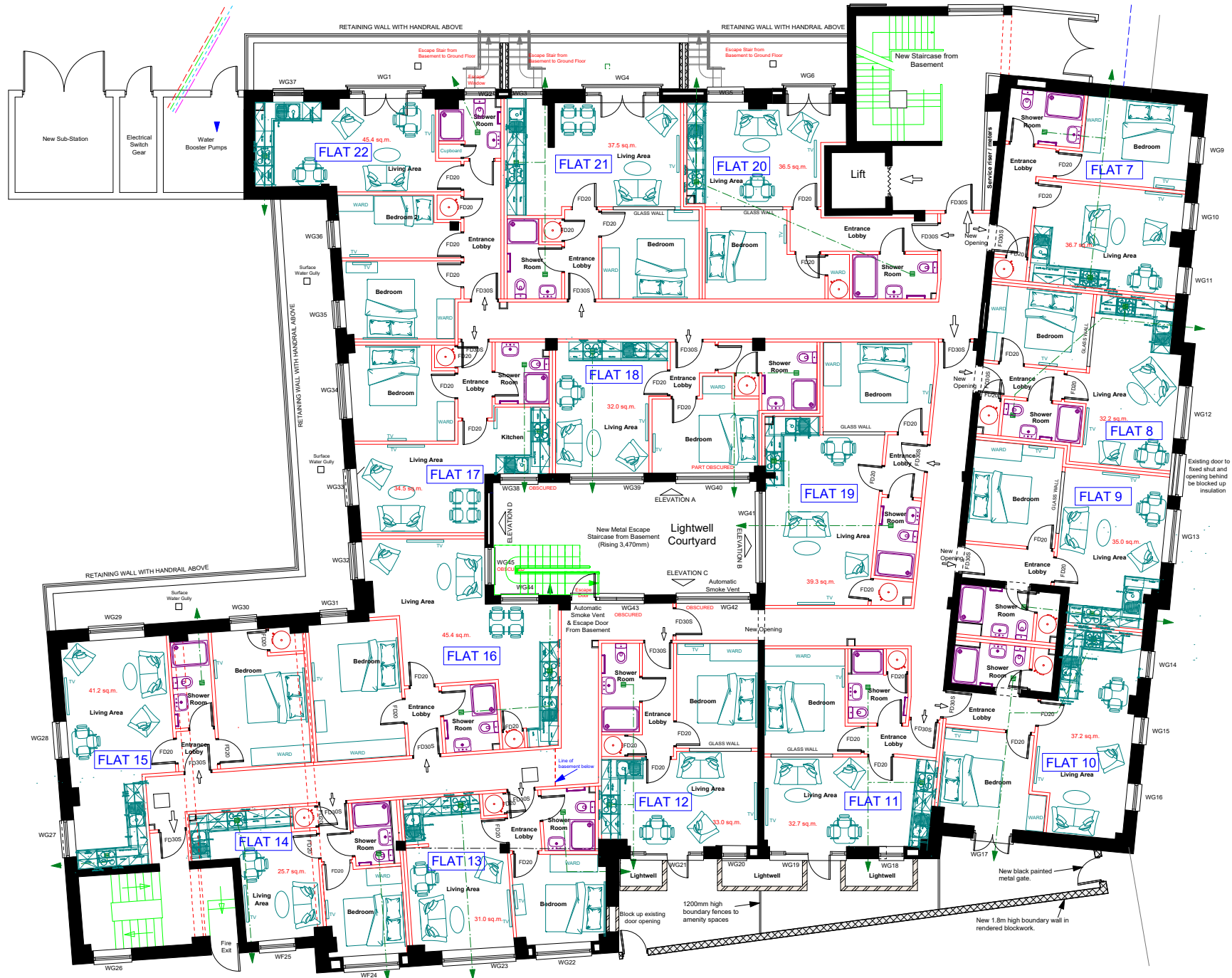
*The exact specification may vary depending on flat number. Please check with the sales representative for further details prior to reservation.*



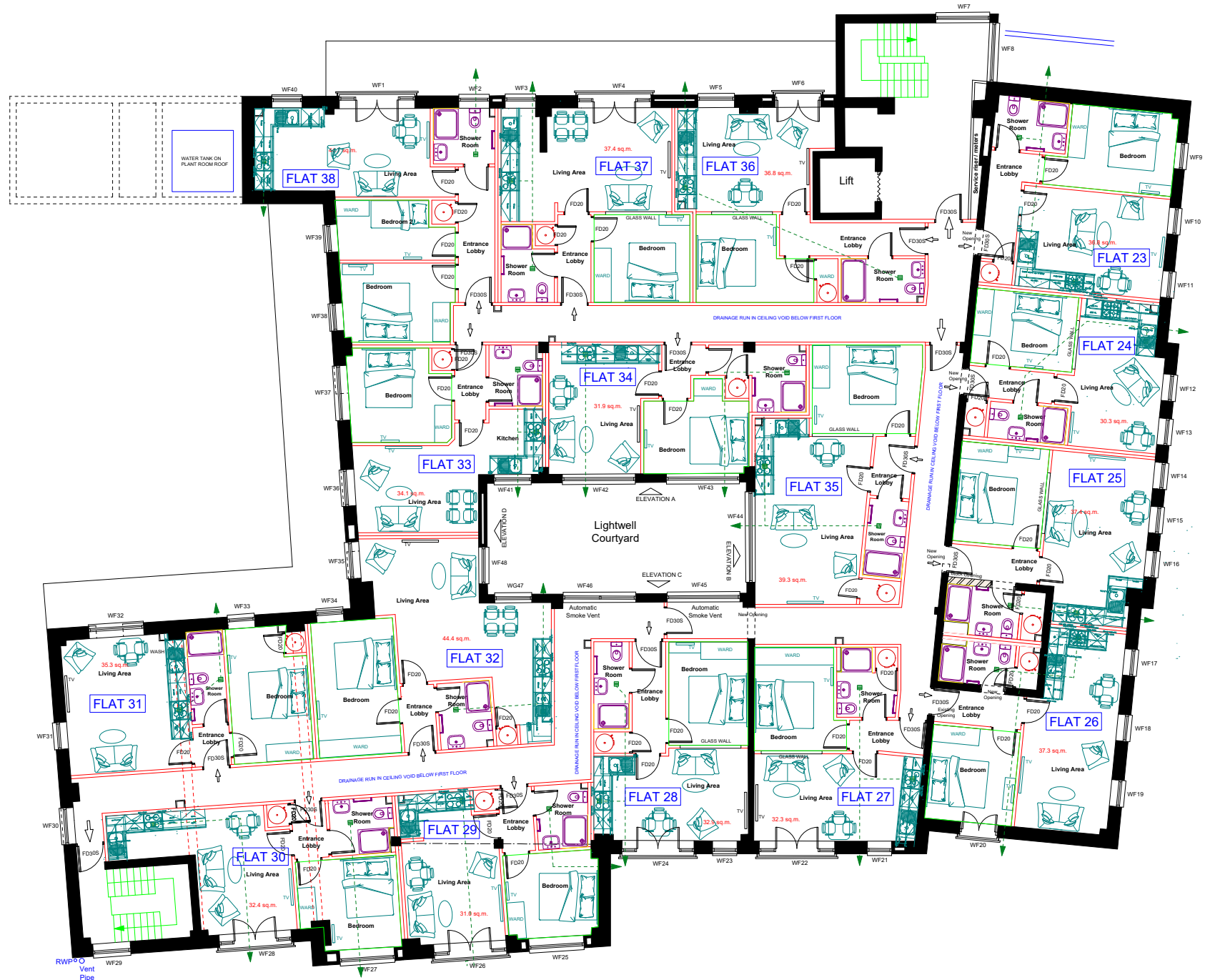
# Lower Ground Floor



# Ground Floor



First Floor



Second Floor



### BASEMENT

Apartment	Beds	SqFt
1	1	394
2	1	404
3	2	532
4	1	532
5	1	615
6	1	482

### GROUND FLOOR

Apartment	Beds	SqFt
7	1	395
8	1	347
9	1	377
10	1	400
11	1	352
12	1	355
13	1	334
14	1	277
15	1	443
16	1	489
17	1	371
18	1	344
19	1	423
20	1	393
21	1	404
22	2	489

### FIRST FLOOR

Apartment	Beds	SqFt
23	1	396
24	1	326
25	1	403
26	1	401
27	1	348
28	1	354
29	1	334
30	1	349
31	1	380
32	1	478
33	1	367
34	1	343
35	1	423
36	1	396
37	1	403
38	2	481

### SECOND FLOOR

Apartment	Beds	SqFt
39	2	600
40	2	600
41	1	316
42	1	330
43	1	292
44	1	322
45	1	340
46	1	459
47	1	341
48	1	343
49	1	352
50	1	352
51	1	377
52	1	346

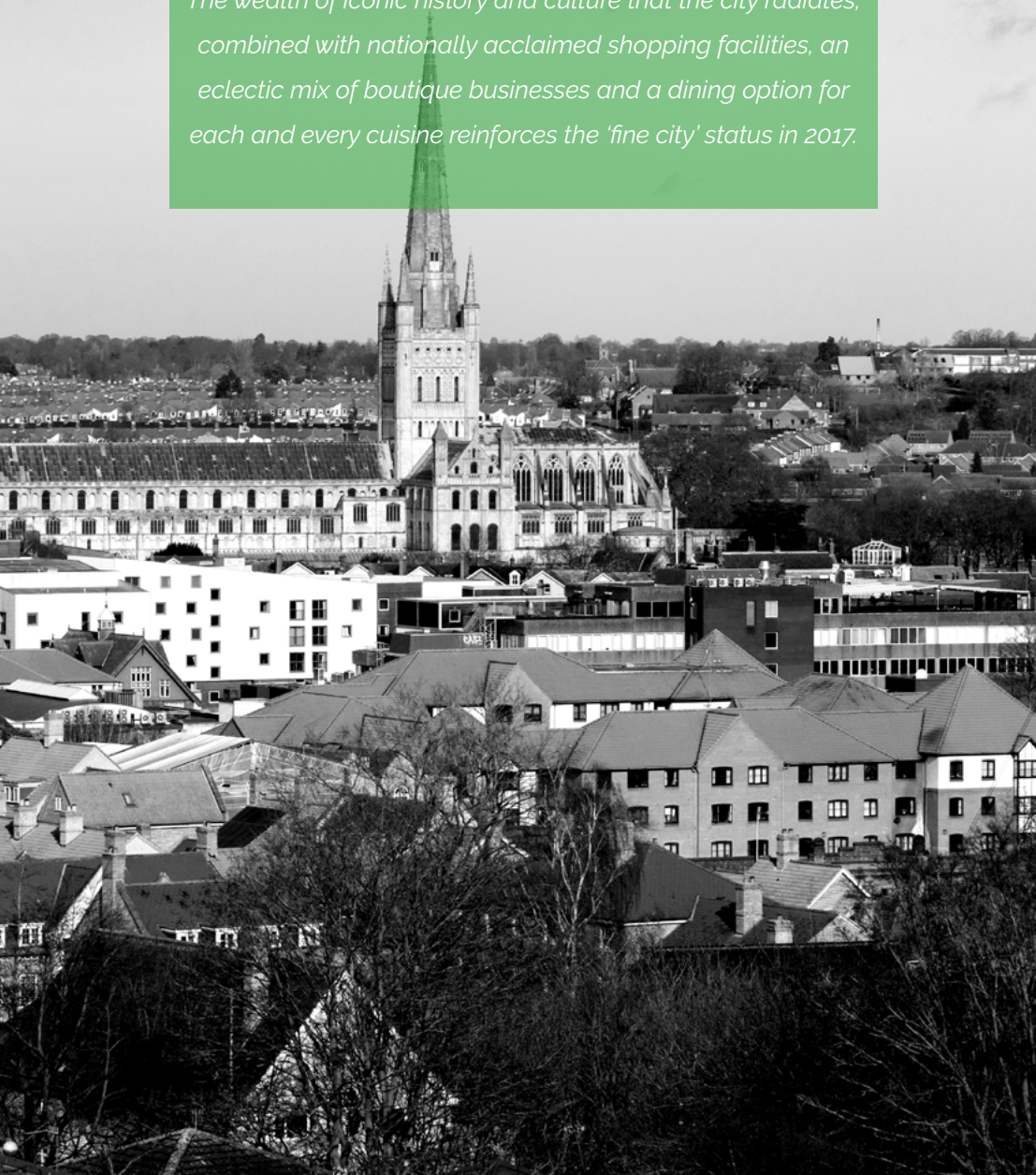


THE EPITOME OF  
CONTEMPORARY CITY LIVING

# NORWICH

## A FINE CITY

*The wealth of iconic history and culture that the city radiates, combined with nationally acclaimed shopping facilities, an eclectic mix of boutique businesses and a dining option for each and every cuisine reinforces the 'fine city' status in 2017.*



Norwich's unique identity was forged in its antiquated past, and can still be found in the quaint cobbled streets of the Norwich Lanes, with characteristic tea rooms and independent retailers.

Not only does Norwich boast two shopping malls, it is the only place outside of Oxford Street to have four departmental stores, a haven for any shopaholics.

The city is famed for once having a pub for every day of the year and still offers a plenitude of fantastic public houses, with the addition of a younger, urbane bar culture.

A variety of dining opportunities are available for a range of appetites, varying from international cuisine, to homely meals cooked from the outstanding local produce that the county offers.





**ALDWYCH  
HOUSE**

**abbotFox**

**01603 660000**

*info@abbotfox.co.uk*