



### Viewings

Viewings by arrangement only.  
 Call 0114 483 0038 to make an appointment.

### Vendors Comments

Add text here

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		52	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



### Room 1 33 Norfolk Street, Stoke-On-Trent, Staffordshire, ST1 4PB

£325 Per month

- All bills included in the rent
- Room in shared four bedroom house
- Excellent location
- Viewing highly recommended
- Well presented double room
- Modern kitchen and bathroom
- Close to an abundance of local amenities
- EPC Grade E

## Room 1 33 Norfolk Street, Stoke-On-Trent ST1 4PB

\*\*\*BILLS INCLUDED IN THE RENT\*\*\* (Gas, electricity, water, council tax and broadband bill included in the rental payments).

DOUBLE ROOM in a shared house, which is WELL PRESENTED.

Excellent location close to an abundance of local amenities.

An early viewing is highly recommended to avoid disappointment!

EPC Grade E.



Council Tax Band: A