



### 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 3 33 Norfolk Street, Stoke-On-Trent, ST1 4PB

£350 Per month

- All bills included in rent payments
- Bedroom in shared four bedroom house
- Excellent location
- Viewing highly recommended
- Very well presented double room
- Modern kitchen and bathroom
- Close to an abundance of amenities
- EPC Grade E

## Room 3 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 VERY 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