

Ben Allman
Estate & Letting Agents



112 Magpie Road

, Norwich, NR3 1JG

Offers in excess of £175,000



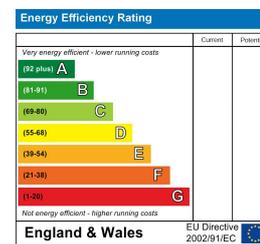
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

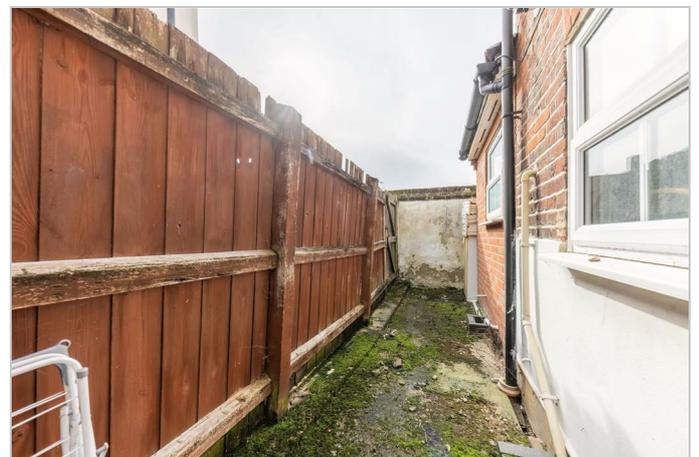
Please contact our Ben Allman Estate Agents Office on 01603 555577 if you wish to arrange a viewing appointment for this property or require further information.

- Victorian Mid-Terrace House
- Ground Floor Bathroom
- Small Rear Courtyard With A Right Of Way
- The Property Would Benefit From Improvement Throughout
- EPC Rating - Awaited
- Two Reception Rooms
- Two Double Bedrooms Off-Landing With Third Bedroom Ideally Suited As A Study, Dressing Room, Nursery Or For Conversion Into An En-Suite Bathroom
- Upgraded Combi-Boiler And Guttering
- Permit Parking

A Victorian mid-terrace home offering excellent potential for improvement and personalisation, ideal for buyers looking to add value.

The property features a sitting room leading through to a separate dining room, followed by a kitchen and a ground floor bathroom. Upstairs, there are two well-proportioned double bedrooms accessed off the landing, with a third bedroom positioned to the rear and accessed via one of the doubles, making it suitable as a nursery, dressing room, study, or equally well-suited for conversion to create an en-suite bathroom.

Outside, there is a small enclosed courtyard garden with a right of way. The property has benefitted from the installation of a modern combi boiler as well as replacement guttering.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.