

Ben Allman
Estate & Letting Agents



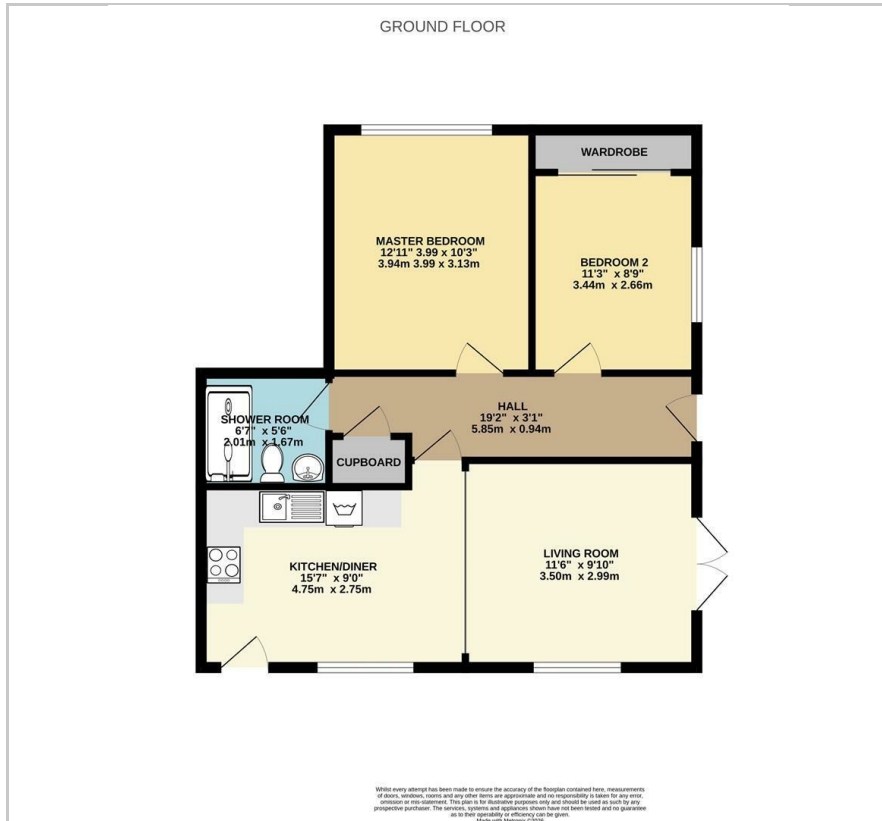
3B Branford Road

, Norwich, NR3 4QD

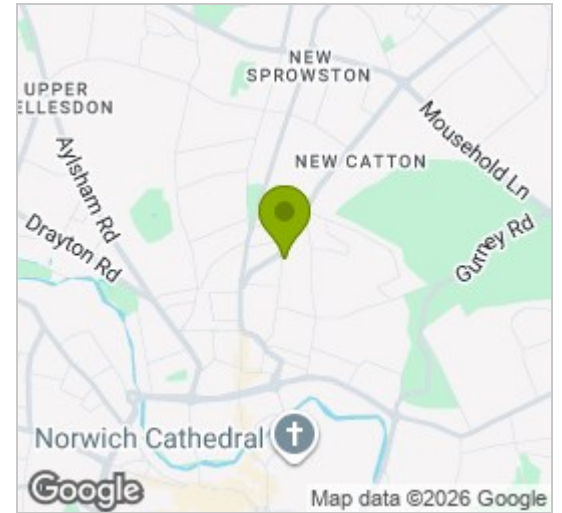
Guide price £200,000



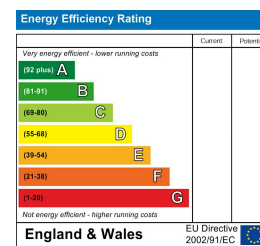
Floor Plan



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.

- Guide Price: £200,000 - £210,000
- Private Entrance
- Newly Renovated Shower Room In 2023
- Lease Length of 985 Years
- Service Charges Approximately £900 Per Annum
- Well Presented Two Bedroom Ground Floor Apartment Sold With No Onward Chain
- Private Courtyard Garden With Multiple Sheds
- On Street Permit Parking
- Ground Rent Approximately £300 Per Annum
- Building Insurance Approximately £395 Per Annum

Situated in the heart of NR3, this well presented two bedroom ground floor apartment offers a very unique and modern living space with a long lease length of 985 years. Previously known as Branford Stores Public House, it was converted into 5 individual apartments, with this apartment benefitting from it's own private entrance and garden.



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.