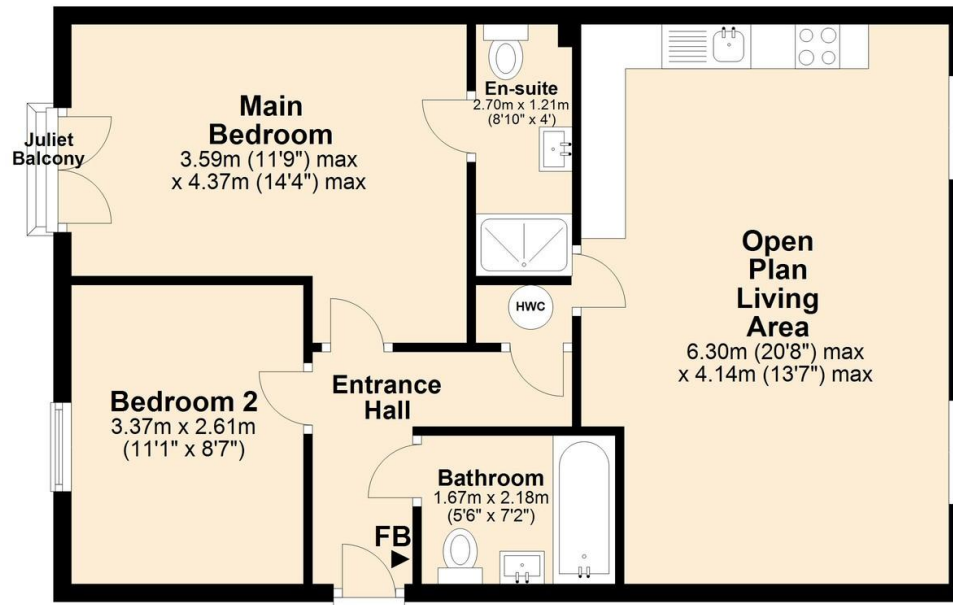


Second Floor

Approx. 61.9 sq. metres (666.4 sq. feet)



Total area: approx. 61.9 sq. metres (666.4 sq. feet)



OUTSIDE

The property overlooks lawns and mature trees to both the front and rear aspects, with a children's play area nearby and private, permit parking close to the entrance. A shared entrance lobby and stairs lead to the property on the second floor.

AGENTS NOTE

Please be advised the images reflect the property during a previous tenancy.

DIRECTIONS

From Queens Road in Norwich turn into Brazen Gate adjacent to the Sainsbury's store. Follow the road before turning right at the end of the road into the private resident's parking area and shared grounds. The property is located towards the far end, on the right-hand side.

LOCAL AUTHORITY

Norwich

COUNCIL TAX BAND

C

Energy Efficiency Rating Current B 82 Potential B 82

01603 760 770
hello@dragonflylettings.com
www.dragonflylettings.com
Unit 4 Dragonfly Lane, Cringleford, Norfolk, NR4 7FF

Whilst we have endeavoured to ensure these details are a fair and accurate representation of the property at the point of listing, please note that they are for guidance purposes only and we do not seek advice from or liaise with management companies, planning departments or building control in their preparation. We strongly advise that you inspect the property and surrounding area on Google maps and street view prior to viewing. Please also note the photographs do not infer that items shown are included, the measurements quoted are approximate and the fixtures, fittings and appliances have not been tested, therefore no guarantee can be given that they are in working order. If there is any point which is of particular importance to you then please obtain professional confirmation of it.



A great location, this modern 2 bedroom second floor apartment, with permit parking is just minutes from the city centre plus close to local amenities. The property is located within an attractive purpose-built block, overlooking lawns and trees and offers a contemporary open plan living area with well-appointed kitchen.

Brazen Gate

Norwich | Norfolk | NR1 3SB

£995 pcm

Modern, second floor apartment within a purpose-built block

A stunning location, convenient for the city and local amenities

2 bedrooms, including 14'4 main bedroom with Juliet balcony and en-suite

Modern grey kitchen units featuring integrated appliances

Open plan living area with twin windows overlooking grass area and trees

Bathroom with 3-piece suite plus en-suite shower room to main bedroom

Electric heating with modern wall-mounted heaters and double glazing

Secure phone entry system and off-road permit parking

Shared grounds including lawns and mature trees plus attractive play area

Available start of August 2023

