



79 Northcote Road  
Norwich, Norfolk, NR3 4QE

**BROWN & CO**







## 79 Northcote Road, Norwich, Norfolk, NR3 4QE

A great opportunity to acquire a two bedroom end of terrace home in the popular NR3 postal code.

£210,000



### DESCRIPTION

No 79 Northcote Road comprises a great Victorian end of terraced home pleasantly positioned in a thriving pocket of Norwich, just north of the city centre. Constructed of traditional brick under a main roof.

The accommodation comprises separate entrance porch, large living area, dining room, galley style kitchen, downstairs shower room, utility room, two good sized double bedrooms with the principal bedroom boasting en-suite bathroom. To the outside you have a manageable courtyard garden laid to paving stone, with storage shed as well.

This property is offered with no onward chain.

Services - all mains services are connected.

### LOCATION

Northcote Road is conveniently located north of the city Centre in the very popular NR3 postal code, spoilt for choice with great pubs, local shops and schools and only being a short walk into the city where you have everything you need.

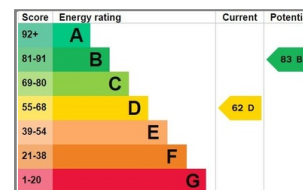
### DIRECTIONS

Leave Norwich via Magdalen Street, proceeding straight over the traffic lights onto Sprowston Road. Turn right onto Northcote Road continue down to the junction, going straight over and No. 79 can be found on the right hand side.

### AGENT'S NOTES

- (1) The photographs shown in this brochure have been taken with a camera using a wide angle lens and therefore interested parties are advised to check the room measurements prior to arranging a viewing.
- (2) Intending buyers will be asked to produce original Identity Documentation and Proof of Address before solicitors are instructed.

**VIEWING** Strictly by prior appointment through the selling agents' Norwich Office. Tel: 01603 629871

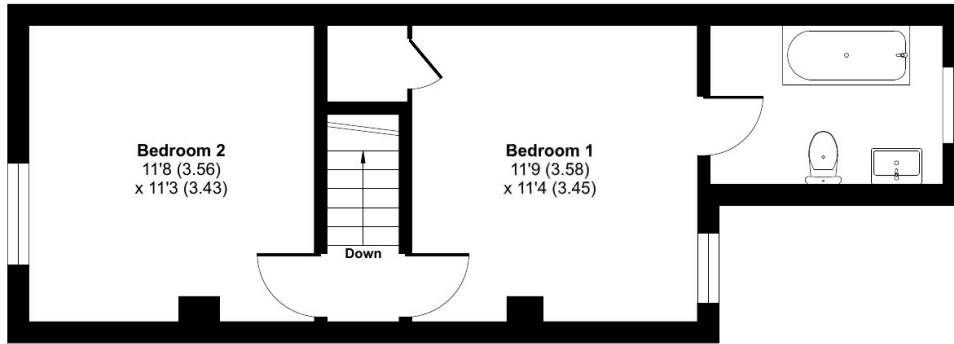




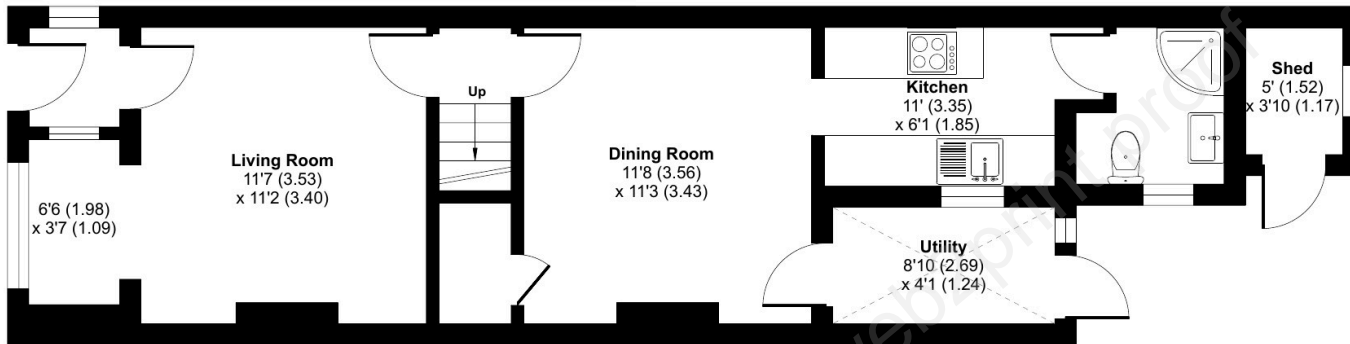


## Northcote Road, Norwich, NR3

Approximate Area = 881 sq ft / 81.8 sq m  
Outbuilding = 19 sq ft / 1.8 sq m  
Total = 900 sq ft / 83.6 sq m  
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Brown & Co. REF: 1042197



### IMPORTANT NOTICES

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