



## Dunnock Drive, Costessey, Norwich

£950 pcm - Tenancy Info

Energy Efficiency Rating : C

- ✓ Coach House Apartment
- ✓ Excellent First Time Buy
- ✓ Modern Fitted Kitchen
- ✓ Open Plan Sitting/Dining Room
- ✓ Bathroom with Three Piece Suite
- ✓ Two Double Bedrooms
- ✓ Front Garden & Passageway to Rear
- ✓ One Allocated Parking Space

To arrange an accompanied viewing please call our Centralised Hub on 01603 336116







### IN SUMMARY

This MODERN and SPACIOUS TWO BEDROOM coach house boasts an OPEN PLAN SITTING/DINING ROOM with windows to FRONT and a NON OVERLOOKED ASPECT to rear. With a SELF CONTAINED entrance, stairs lead to the OPEN PLAN ROOM, inner hall, FAMILY BATHROOM, sitting/dining room with JULIET BALCONY. The KITCHEN is open to the sitting/dining area, creating a social feel for the property. TWO DOUBLE BEDROOMS, along with a MODERN BATHROOM SUITE complete the accommodation. The property is DOUBLE GLAZED with GAS CENTRAL HEATING and is READY TO MOVE INTO.

### SETTING THE SCENE

As you approach this property from the front there is a hard standing footpath connecting to the front door.

### THE GRAND TOUR

Stepping inside, wood effect flooring can be found underfoot which has fitted carpet on the stairs leading to the first floor. There are built-in cupboards straight ahead - one of which houses the boiler and a separate storage cupboard. The first of the double bedrooms has space for freestanding or built-in wardrobes to be added. The main bathroom has a four piece suite with panelled bath, low-level W.C and pedestal hand wash basin with mixer tap and a shower cubicle. The open plan sitting/dining area connects to the kitchen and has a uPVC double glazed Juliet style balcony facing to front. Wall and base level units can be found with inset one and a half bowl sink and drainer unit with mixer tap, inset gas hob, extractor

fan, electric cooker, fridge/freezer and washing machine. A uPVC double glazed window to rear overlooks the allocated parking. The other bedroom will also fit a double bed and has a window facing to front bringing in natural light.

### THE GREAT OUTDOORS

The rare benefit with this home is there is a lawned front garden which has been planted, adding a splash of colour to the front aspect. There is a door under the bedroom window, which leads to the parking area at the rear.

### OUT & ABOUT

The development of Queens Hills is located on the fringes of Costessey. Local schooling is located within walking distance, and a regular bus link into Norwich City centre is provided. The nearby Longwater Retail Park offers a fantastic range of shops and supermarket, whilst the A47 leads to Norwich and the A11.

### FIND US

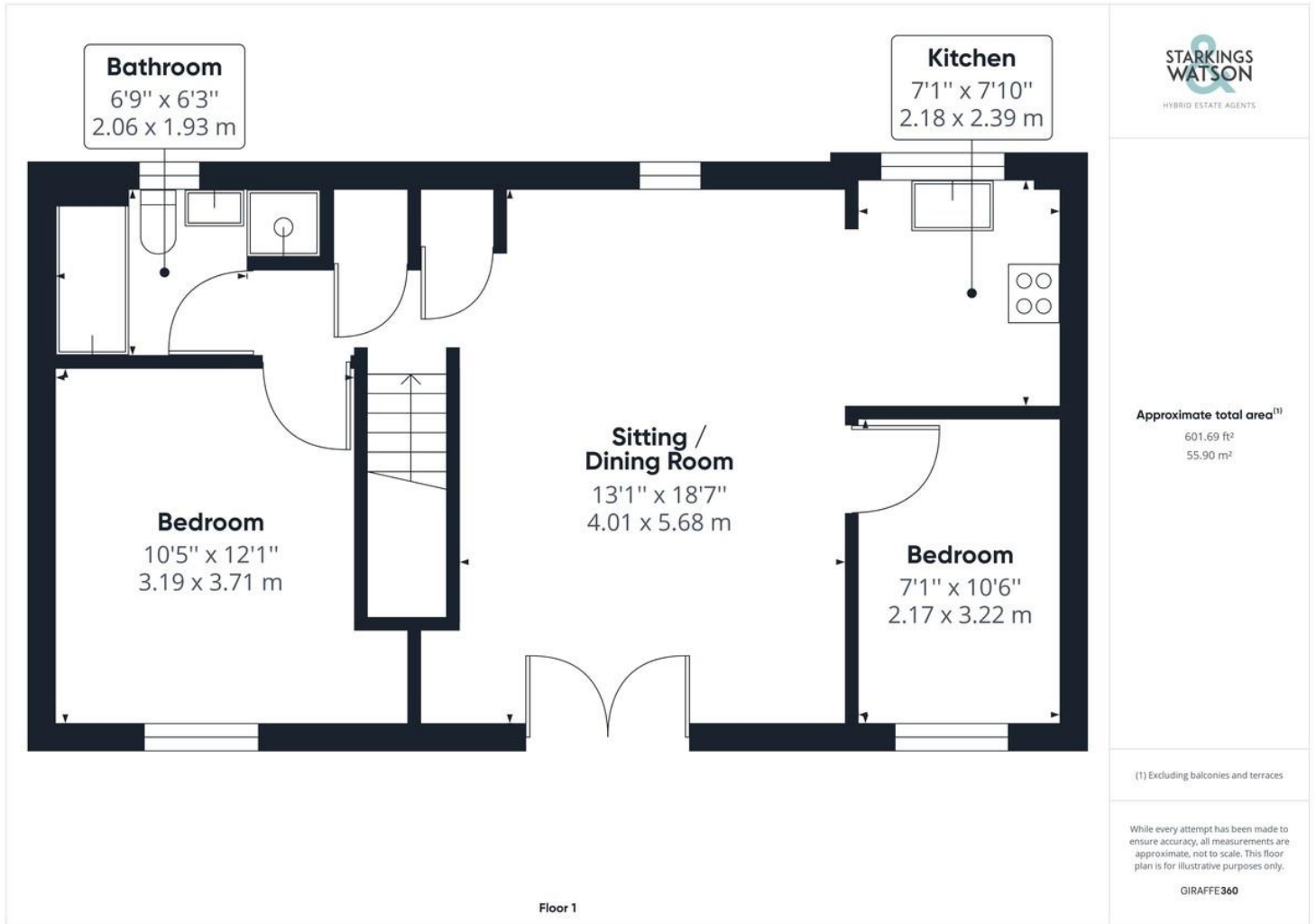
Postcode : NR8 5FF

What3Words : ///flag.twinkling.strange

### VIRTUAL TOUR

View our virtual tour for a full 360 degree of the interior of the property.





Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements