

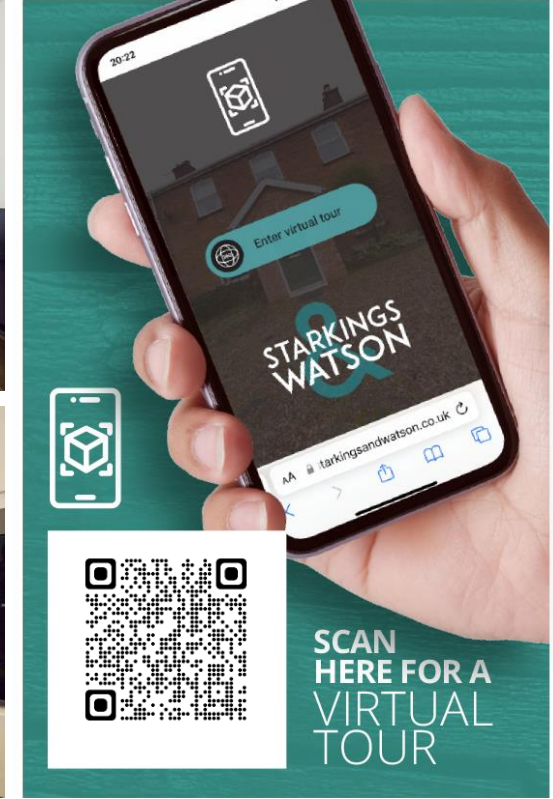
MINOTAUR WAY

Hampden View, Norwich NR5 0UZ

Leasehold | Energy Efficiency Rating : B

To arrange an accompanied viewing please pop in or call us on 01603 336446

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STARKINGS & WATSON

- 75% Shared Ownership
- 2018 Built Semi-Detached Home
- Dual Aspect Sitting Room
- Kitchen with French Doors
- Bathroom with Shower over Bath
- Three Bedrooms
- Garden with Patio & Lawn
- Two Allocated Parking Spaces

IN SUMMARY

NO CHAIN - AFFORDABLE LIVING. 75% SHARED OWNERSHIP - with only a PEPPERCORN RENT to pay! Built in 2018, this SEMI-DETACHED HOME with TWO PARKING SPACES offers SPACE, STYLE and a great LOCATION. The property is within the POPULAR HAMPDEN VIEW development which is situated within close proximity to LONGWATER RETAIL PARK and has excellent access to the A47. The property has a UNIQUE LAYOUT given its position on a CORNER PLOT, with accommodation comprising an ENTRANCE HALL offering space for COATS and SHOES, leading into the dual aspect SITTING ROOM with ample space for SOFT FURNISHINGS. This opens to an area of INNER HALL housing BUILT-IN STORAGE, stairs to the first floor landing, access to the W.C and through to the KITCHEN/DINING ROOM, complete with FRENCH DOORS to the rear garden. Upstairs THREE BEDROOMS are accessed off the landing, along with the FAMILY BATHROOM with a shower over the bath. Extending from the PATIO, a GENEROUS LAWN is enclosed by TIMBER PANEL FENCING.

SETTING THE SCENE

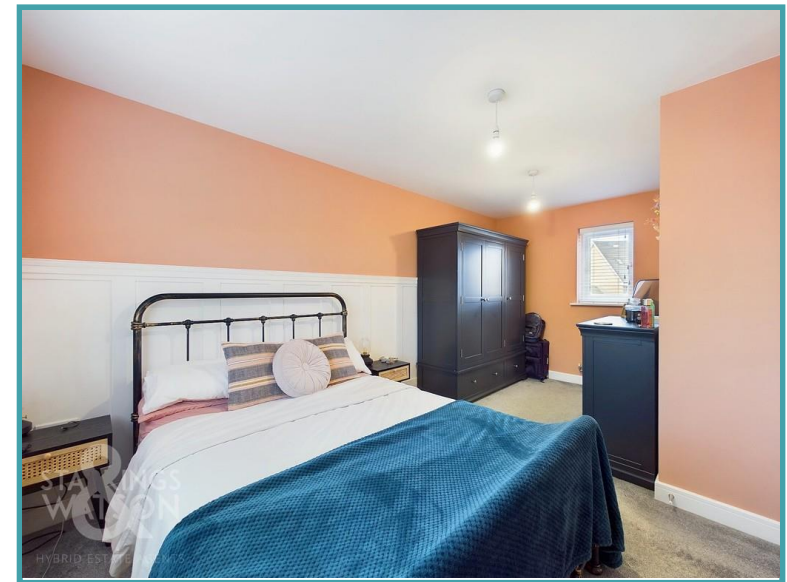
The property is set slightly back from the road and approached via a hard standing footpath which leads to the main property. There is a small area of lawn to front and a low level shrub border. The allocated parking is to the side of the row of properties.

THE GRAND TOUR

Heading inside the hall entrance is complete with wood effect flooring, whilst providing space for coats and shoes, along with the electric fuse box. A door opens to the sitting room, finished with fitted carpet and dual aspect uPVC double glazed windows. An opening leads to the inner hall, with fitted carpet, stairs to the first floor and a useful built-in storage cupboard. The W.C leads off with a white two piece suite, with tiled splash backs and wood effect flooring. A contemporary fitted kitchen is complete with square edge work surfaces, and tiled splash backs with under cupboard lighting. Appliances include a gas hob and eye level electric double oven, along with a dishwasher, fridge freezer and washing machine. Space is provided for a dining table, with wood effect flooring and French doors to the rear garden. Heading upstairs, the carpeted landing leads to three bedrooms, all good sizes, with a dual aspect view to the main bedroom. The family bathroom is finished with a modern white suite, shower over the bath, tiled splash backs and flooring.

THE GREAT OUTDOORS

The rear garden is a fantastic size, with a large patio sweeping across the rear of the property. Gated



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access leads to the front, with outside water and lighting. The garden opens up to a large lawn, with enclosed timber panelled fencing, and a further patio at the rear. Allocated parking is provided for two vehicles.

OUT & ABOUT

The property is set within a sought after residential development, which is located just off Longwater Lane in Costessey. Located close to the Longwater Retail Park, excellent transport links including the A47, and of course direct access to Norwich City Centre. Local schooling is located close by up to Secondary level, all within a short walk.

FIND US

Postcode : NR5 0UZ

What3Words : ///twisty.stung.this

VIRTUAL TOUR

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

AGENTS NOTES

The property is offered on a shared ownership basis, with a remaining 119 year leasehold term. A peppercorn rent is charged annually.

Disclaimer: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are 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.

Price:



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GIRAFFE 360

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Excluding balconies and terraces

Approximate total area™
 801.56 ft²
 74.47 m²

