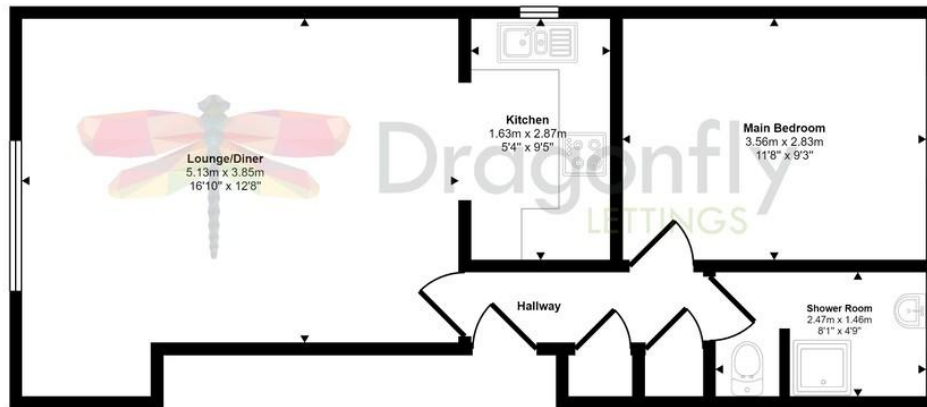


Approx Gross Internal Area
44 sq m / 477 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

OUTSIDE

The property is accessed via a shared access driveway, fronted by a shingle area. An archway leads through to a private resident's parking area to the rear of the property.

DIRECTIONS

Leave Dereham town centre via Theatre Street and turn left onto Cemetery Road, where the property can be found on the right-hand side, before reaching the high school on the left.

LOCAL AUTHORITY

Breckland

COUNCIL TAX BAND

A

Energy Efficiency Rating Current D 66 Potential C 76



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.



Conveniently located for the town centre, amenities and road links is this 1 bedroom first floor apartment. Refurbished throughout to a high standard, the property includes a generous lounge/diner, modern kitchen and shower room, whilst outside benefits from off-road parking to the rear within a private resident's parking area.

Old Quarry Court

Dereham | Norfolk | NR19 2TY

£650 pcm

Immaculately presented first floor apartment in a convenient location

Refurbished throughout to a high standard

11'8 main bedroom off the hallway

Modern kitchen featuring integrated appliances

Impressive 16'10 lounge/diner

Modern shower room with adjacent WC

Updated electric heating and double glazing

Shared entrance and private resident's parking area to the rear of the property

Ideally located for the town centre, amenities and road links

Available now!

