



Duke Street, Norwich - NR3 3AP

**STARKINGS
&
WATSON**

HYBRID ESTATE AGENTS



Duke Street

Norwich

SITUATED on the outskirts of the CITY with PARKING to rear, this WELL MAINTAINED GROUND FLOOR apartment offers HIGH CEILINGS and a LIGHT and BRIGHT, MODERN interior. With an EASY TO MAINTAIN interior, the accommodation is LARGELY OPEN PLAN, with the front door opening to the KITCHEN, SITTING ROOM and DINING AREA - with built-in storage. A door leads to the DOUBLE BEDROOM with an EN SUITE shower room. The shared rear lobby leads to the PARKING. The property offers GAS FIRED CENTRAL HEATING and a neutral décor.

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: C

- Ground Floor Apartment
- Neutral Decor
- En Suite Shower Room
- Walking Distance to City Centre
- Double Bedroom
- Gas Fired Central Heating
- Open Plan Living
- Allocated Parking



Within walking distance to the City Centre, this North City location is popular for those working in the centre, or seeking an ideal Buy to Let. With bus routes at the end of the road, a wealth of local amenities can be found on the door step including local schooling, shops, pubs and doctors surgery. Of course the City itself offers a vast array of shops and services, with rail links from the Train Station.

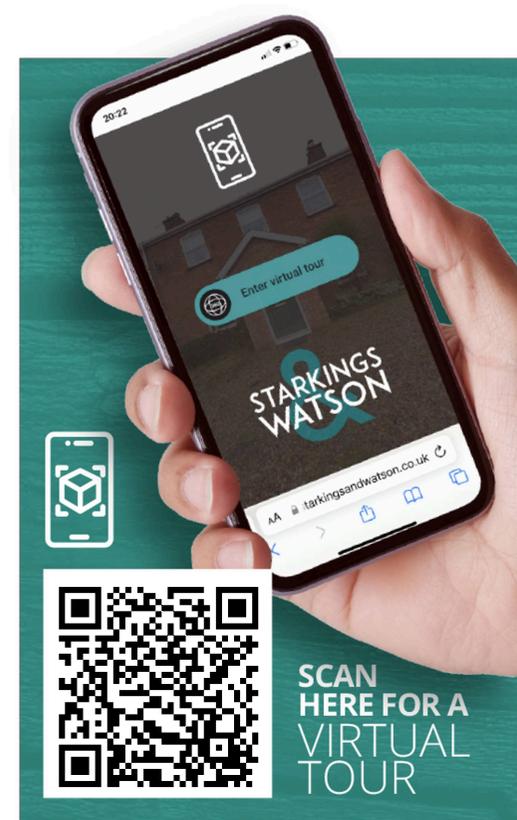


SETTING THE SCENE

The property offers direct access from Duke Street, with the parking located to the rear.

FIND US

You may wish to use your Sat-Nav (NR3 3AP), but to help you...Leave Norwich via St. Andrews Street, turning right at the traffic lights onto Duke Street. Follow the road along, where the property can be found on your right hand side, with the parking off Muspole Street.



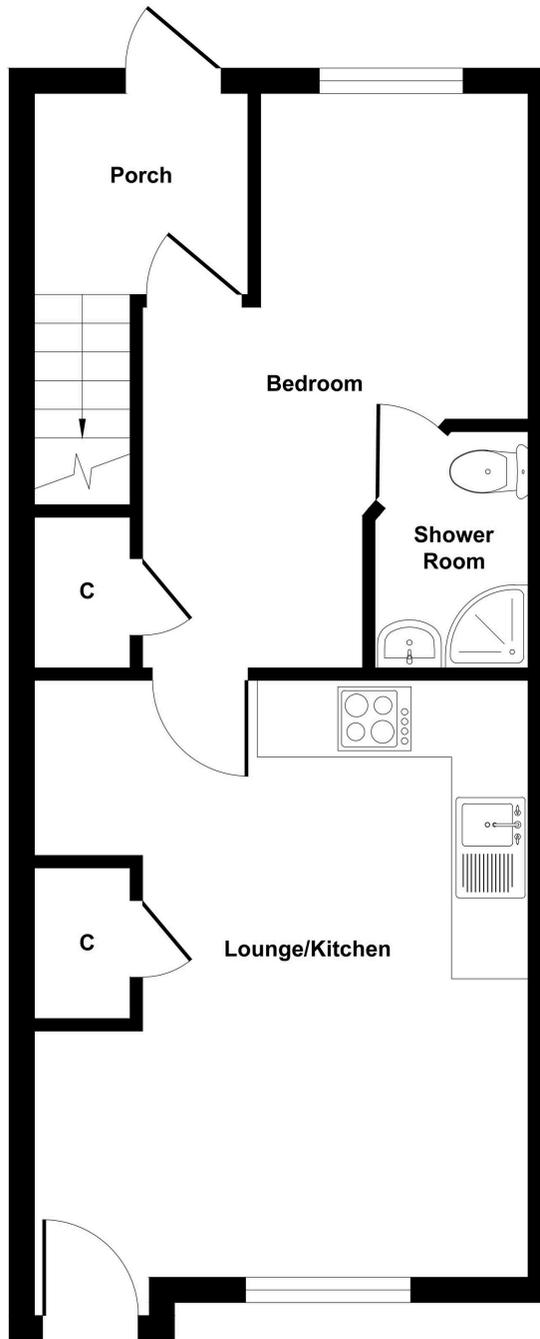




THE GREAT OUTDOORS

There is no outside space provided with this property, however it is within walking distance to local amenities and riverside walks.





Floor Plan
Approximate Floor Area
402 sq. ft
(37.34 sq. m)

Approx. Gross Internal Floor Area 402 sq. ft / 37.34 sq. m



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