



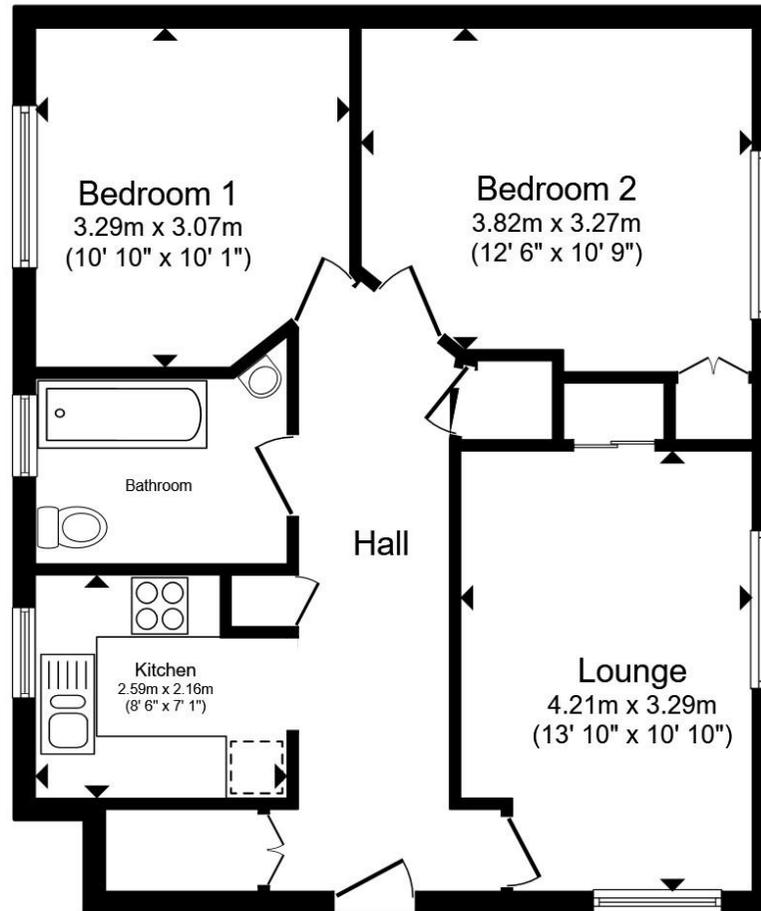
**Theobald Road, Norwich, NR1 2NY**

**welcome to**

**Theobald Road, NORWICH**

GUIDE PRICE £170,000 - £180,000. A rare find in South Norwich! This two-bedroom ground floor flat boasts private rear gardens and parking for multiple cars and is offered with NO ONWARD CHAIN. Featuring a modern shower room, spacious lounge, and double glazing throughout.





Total floor area 57.7 m<sup>2</sup> (621 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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## Theobald Road, NORWICH

- Guide Price £170,000 - £180,000
- No Onward Chain
- Spacious two-bedroom ground floor flat.
- Equipped with full double glazing and gas central heating for year-round comfort.
- Off-road parking for multiple vehicles at the front of the property.

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 17 Feb 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£170,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
NOR143977 - 0005

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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