



ONLINE ENQUIRIES ONLY

order to be considered for a viewing, please contact us online through this listing.

Just complete the short questionnaire emailed with your enquiry before a viewing can be scheduled.
3 The Runnel
Norwich, NR5 9HG

£515 Per Calendar Month



We are pleased to offer a single bedroom in this well-presented 5-bedroom professional house share. Located in the sought-after Three Score area, this property is ideal for those working or studying nearby, with excellent access to Spire Hospital, NNUH, and UEA.



The house is spread across two storeys, with shared facilities including a main bathroom and WC. The spacious communal kitchen is fully equipped with all necessary appliances, while the large lounge/dining area offers a comfortable space for socialising. The property also benefits from a rear garden, which is maintained during the growing season. A communal cleaner is included, visiting every fortnight.

All bills are included in the rent, covering gas, electricity, water, TV licence, internet, and council tax, providing a hassle-free living experience.

Room 5 is a single bedroom, fully furnished and ready to move in.

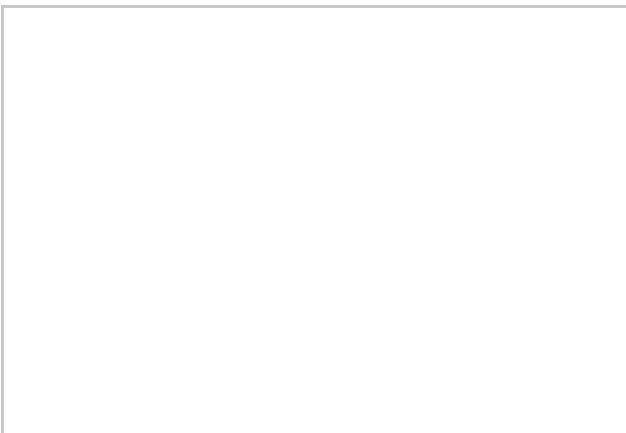
****Please note:**** This is a house share for single occupants only. Couples and pets are not permitted. We are seeking friendly, sociable housemates who are employed and meet our eligibility criteria.

A holding deposit of one week's rent is required to secure the property while references are checked. A cash deposit equivalent to one month's rent is required upon signing the agreement to be held with the TDS.

The tenancy initially runs for six months as an Assured Shorthold Tenancy, followed by a rolling monthly contract.

Arlington Park East Ltd is a member of the Propertymark Client Money Protection scheme and The Property Redress scheme. For more information, please visit our website or contact us.

Contact us today to arrange a viewing!



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	68	
EU Directive 2002/91/EC		