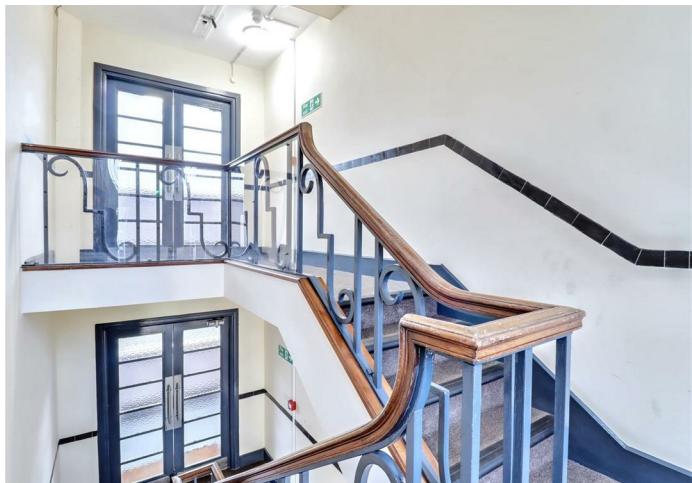


LEASEHOLD



Apartment

# ARUNDEL COURT NORWICH NR2 2LG

Price Guide

**£140,000**

## FEATURES

- Second Floor
- One Bedroom
- Secure Communal Hall
- City Centre
- Art Deco Building
- Entrance Hall
- Sitting/Dining Room
- Nice Kitchen
- Bathroom
- No Chain



# 1 Bedroom Apartment located in Norwich

Welcome to Arundel Court, Norwich, this delightful second-floor apartment offers a unique blend of modern living and classic elegance. Housed within a stunning 1930s Art Deco building, the property boasts a striking kerb appeal, enhanced by its beautifully maintained communal gardens.

Upon entering, you are greeted by a secure entry system that leads to an original stained glass and balustraded staircase, guiding you to your new home. The apartment features a welcoming hallway that opens into a spacious sitting/dining room, perfect for both relaxation and entertaining. The well-appointed kitchen is a joy for any culinary enthusiast, while the bathroom provides a serene space for unwinding after a long day.

The bedroom, conveniently located off the sitting room, offers a peaceful retreat with lovely views over mature trees, creating a tranquil atmosphere. The balcony extends the feeling of living space outdoors, ideal for enjoying a morning coffee or an evening glass of wine.

This property is ideally situated within walking distance to the city centre and the city college, making it perfect for professionals and students alike. With excellent bus links nearby and all local amenities at your fingertips, this apartment truly embodies convenience and comfort. Whether you are looking to buy your first home or seeking a stylish investment, this well-presented apartment is not to be missed.

## Communal Entrance

The building has a grand entrance with security entry system, leading through to the impressive Art Deco staircase with the stained glass windows to the upper floors.

## Entrance Hall

Part glazed entrance door to the front to the hall with storage cupboard, doors to the sitting/dining room, kitchen and the bathroom.

## Sitting/Dining Room

16'1 x 10'5

Sealed unit double glazed window to the front overlooking some more Art Deco architecture, radiator and door to the bedroom.

## Bedroom

11'8 x 6'8

Sealed unit double glazed window to the side, built in storage and radiator.

## Kitchen

12'5 x 6'8

Sealed unit double glazed window to the rear overlooking the trees, range of both base and wall mounted units, integrated hob, oven and extractor fan. Space for further appliances. Butler sink inset to the granite work surfaces. Door to the boiler cupboard/pantry.

## Bathroom

Sealed unit double glazed window to the side, panel bath with shower attachment mixer taps and screen over, wc and wash hand basin with heated towel rail. Tiled splash backs.

## Agents Note

There is permit parking on Ipswich Grove.

Lease Length 2017 - 2165 with 140 years remaining.



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SECOND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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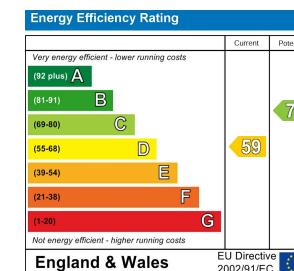
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Council Tax Band

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