

FREEHOLD

House - Terraced

EADE ROAD NORWICH NR3 3EH

Auction Guide

£140,000

FEATURES

- Auction Property
- Sitting Room
- Wc
- Needs Updating
- Close To The City
- Two Bedrooms
- Dining Room
- Upstairs Bathroom
- Gardens
- Walk To Work



2 Bedroom House - Terraced located in Norwich

Description

A project with this terraced home. Offering you a base to make this your dream home. Offering sitting room, dining room, kitchen, lobby and downstairs wc. Plus a covered outer lobby. The first floor has two bedrooms and a bathroom. There is a front garden along with a bisected rear garden also needing your attention.

Sitting Room

11'9 x 12'3

Entrance door to the front window to the front, radiator, chimney breast, opening to the dining room.

Dining Room

12'1 x 12'0

Window to the rear, radiator, door to the stairs, opening to the kitchen.

Kitchen

7'1 x 9'8

Window to the side, range of units, gas hob, sink unit, space for further appliances. opening to the lobby.

Lobby

Door to the outer lobby, wc and cupboard.

Wc

Window to the rear, wc and wash hand basin.

Outer Lobby

16'0 x 4'5

Windows to the side and door to the garden.

Landing

Doors to both bedrooms.

Bedroom One

11'9 x 12'1

Window to the front, radiator and door to the cupboard.

Bedroom Two

12'0 x 12'3

Window to the rear, radiator, door to the bathroom.

Bathroom

Window to the rear, panel bath, wc and wash hand basin.

Outside

To the front there is a walled and gated front garden, pathway to the entrance. The rear there is a bisected rear garden , mainly laid to lawn, with inset fruit tree.



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Council Tax Band

B

| Energy Efficiency Rating | | |
|---|-----------|---|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 8 |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | 55 | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | | EU Directive 2002/91/EC  |

Agents Note: Whilst every care has been taken to prepare these 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.

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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