



155 Gertrude Road, Norwich
Norwich

Minors & Brady

155 Gertrude Road

Norwich

Step inside this beautifully presented flat and imagine your life here – bright mornings in a welcoming double bedroom, relaxed evenings in a spacious lounge, and weekend breakfasts in a stylish kitchen that makes cooking feel effortless. Outside, your private garden provides the perfect spot for a coffee in the sun or unwinding after a busy day. With secure parking, a first-floor position, and every space thoughtfully maintained, this flat offers a seamless, comfortable lifestyle. Whether you're starting out on your property journey or looking for a smart investment, it's ready to move straight into and enjoy from day one.

- No onward chain!
- Ideal as a first-time buy or a buy-to-let investment
- First-floor flat positioned in the vibrant city of Norwich
- Secure entry system
- Open-plan living/dining room
- Well-appointed kitchen/breakfast room
- Double bedroom offering comfort and privacy
- Modern bathroom suite
- A private, well-maintained rear garden
- Secure non-allocated parking



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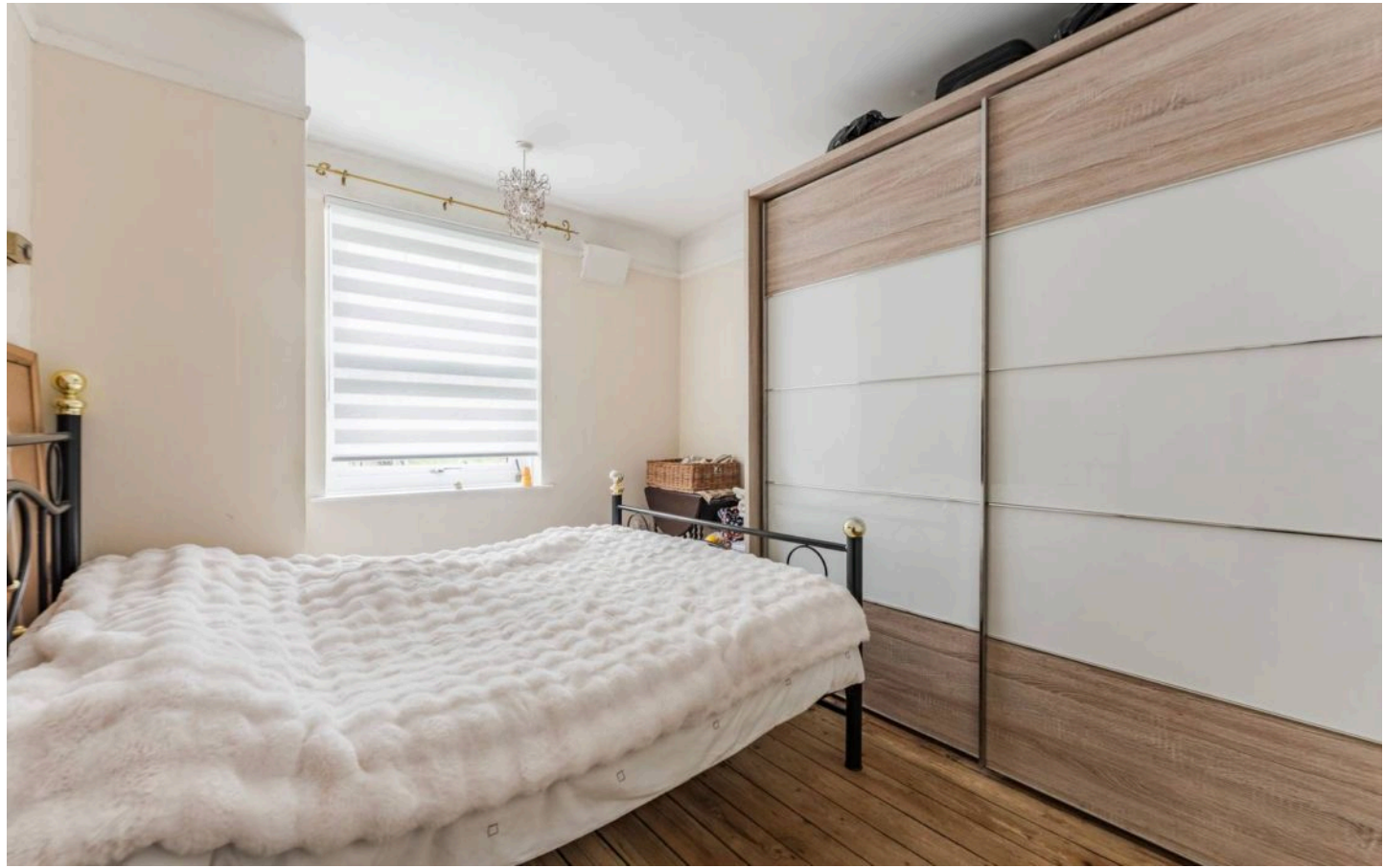
Location

Gertrude Road is a quiet, primarily residential street located in the northwestern part of Norwich, roughly 1.5 miles from the city centre. This proximity makes the heart of the city easily accessible for both work and leisure, with a short drive, bike ride, or bus journey taking residents into Norwich's shopping, dining, and cultural areas in under ten minutes.

The street is surrounded by a mixture of traditional Victorian and interwar housing, giving it a well-established, community-focused feel. Local amenities are conveniently close, including small supermarkets, independent shops, and cafés within walking distance, while larger shopping areas and high street chains are just a short drive away.

For families, Gertrude Road offers access to reputable schools nearby, such as Mile Cross Primary School, Catton Grove Primary School, and Sewell Park Academy for secondary education. The area benefits from regular bus services that connect to the city centre and surrounding neighbourhoods, and main roads provide straightforward access for drivers commuting further afield.

Recreational opportunities are also within easy reach. The area is close to Waterloo Park and Mousehold Heath, offering green spaces for walking, cycling, or weekend leisure. Residents can enjoy a lifestyle that balances city convenience with quieter, leafy streets, making Gertrude Road a practical and comfortable location for both families and professionals.



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This stylish and thoughtfully maintained flat offers a blend of comfort and convenience. Accessed via a secure entry system, the property occupies a first-floor position and benefits from a private, enclosed rear garden, providing an outdoor space to relax or entertain. Additional perks include secure non-allocated parking and well-tended communal areas.

Inside, the flat is presented in exceptional decorative order, with smooth plastered ceilings and gas-fired central heating throughout. The heart of the home is the bright and spacious lounge/dining room, perfect for relaxing evenings or entertaining friends. The smart fitted kitchen/breakfast room is well-equipped and thoughtfully designed, making cooking and socialising effortless.

The double bedroom is light and airy, complemented by a modern family bathroom. Throughout, the flat exudes a sense of care and quality, ready to move straight into.

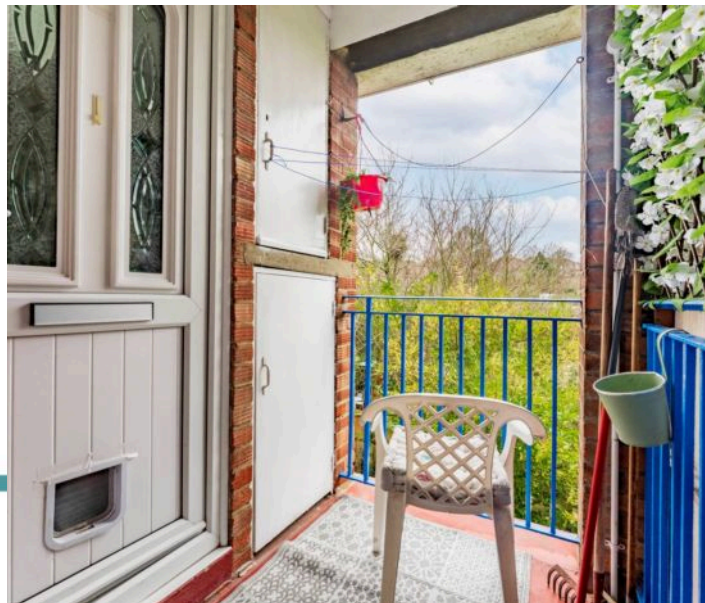
A beautifully presented, ready-to-move-in flat that combines comfort, style, and practical living spaces. Ideal for first-time buyers or investors, this property offers a bright, welcoming home with private outdoor space and secure parking. Viewings are highly recommended to fully appreciate this exceptional flat.

Agents note

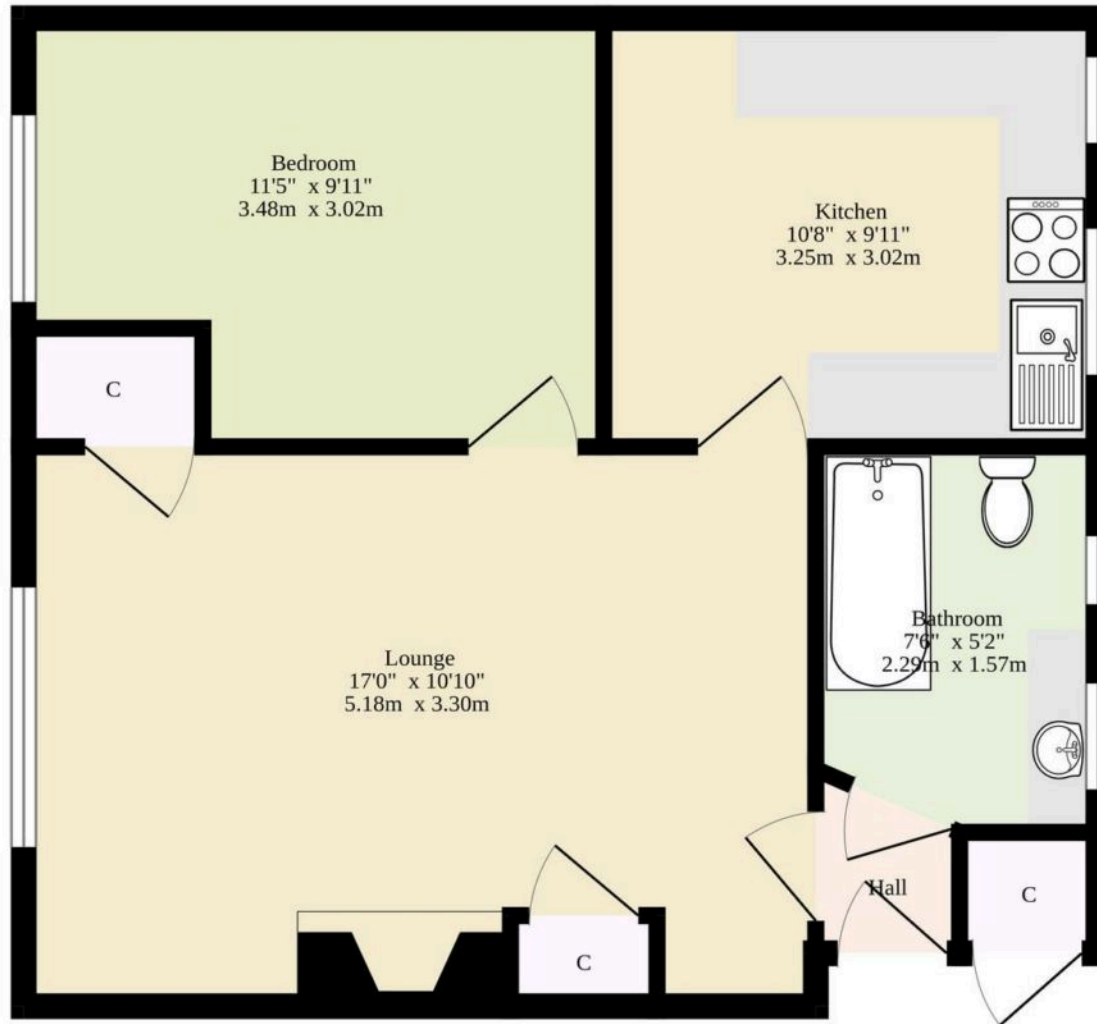
We understand that this property is leasehold, with 105 years left on the lease.

Ground rent: £10 Maintenance fee: £231.83 p/a

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446 sq.ft. (41.4 sq.m.) approx.



TOTAL FLOOR AREA : 446 sq.ft. (41.4 sq.m.) approx.

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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Meet *Rosie*
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Meet *Tristan*
Senior Property Valuer

Minors & Brady

Your home, our market

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