



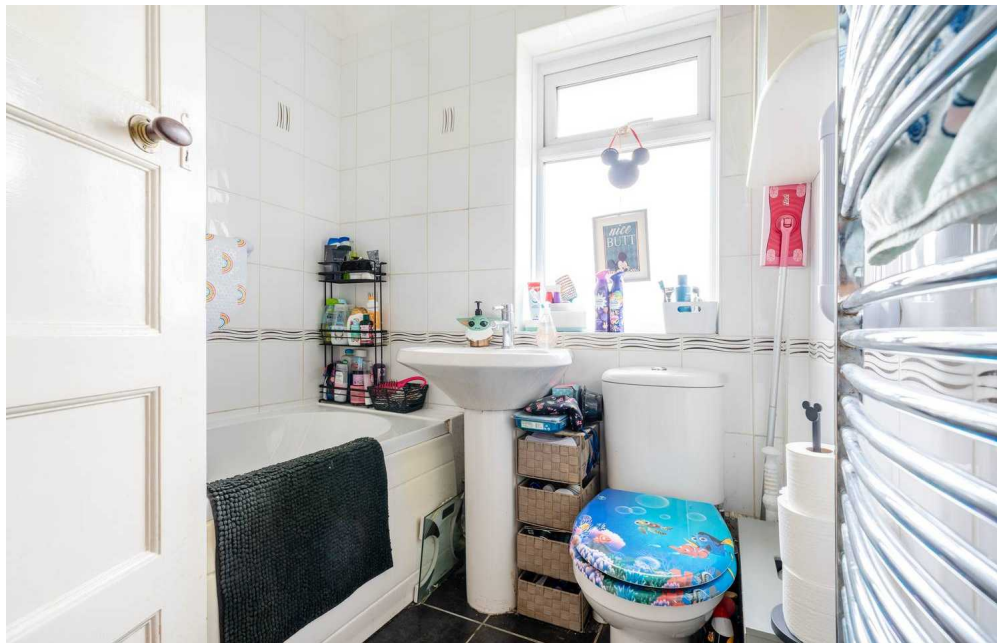
78 Spencer Road, Norwich

£190,000 Freehold

Situated in a sought-after location of Norwich, this mid-terraced, two-bedroom house offers a blend of comfort and functionality, making it an ideal residence for first time buyers or investors. Whether you are looking to start a new chapter in your life or simply seeking a change of scenery, this property is sure to meet your needs.

Location

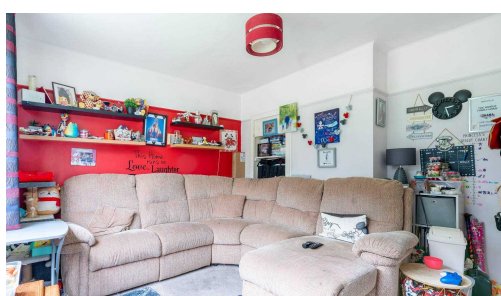
Spencer Road, Norwich is nestled in a serene residential area, characterised by a harmonious blend of semi-detached and detached homes, many of which are surrounded by well-tended gardens and private driveways. This suburban location offers a tranquil lifestyle while maintaining proximity to essential amenities such as local shops, schools, and green spaces, making it ideal for families. The property is also just a short distance from Norwich city centre, a vibrant hub known for its historic landmarks, including the iconic Norwich Cathedral and Norwich Castle, as well as a diverse range of shopping, dining, and cultural experiences. For commuters, the area is well-served by regular bus routes and nearby major roads, providing easy access to both the city and the surrounding countryside. Additionally, Norwich railway station is within convenient reach, offering direct train services to London and other major cities, further enhancing the connectivity of this desirable location.



Agents Note

We understand that the property is being sold as a freehold. Connected to all mains such as water, electricity, drainage and gas.

Tax Council Band - B



Spencer Road, Norwich

The property is entered through an entrance hall leading to a spacious lounge area with carpet flooring, creating a warm and inviting atmosphere. The property boasts a well-equipped fitted kitchen area, boasting under-counter space and built-in cupboards, providing ample storage for all your culinary and laundry needs. The kitchen is spacious enough to accommodate dining furniture, seamlessly blending cooking and dining areas for a versatile living space.

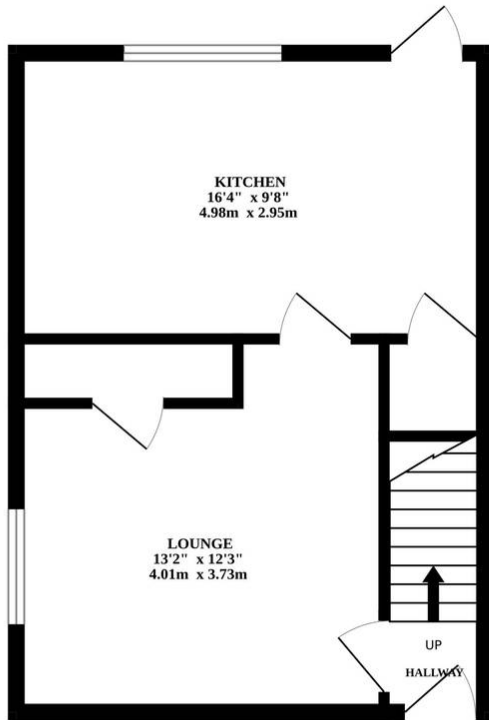
Moving upstairs, you will find two sizeable bedrooms, providing plenty of space for comfortable living and personalisation. The bathroom suite is equipped with a bathtub and a convenient towel rail, adding both comfort and practicality to the space. Throughout the home, you will find built-in cupboards to keep your personal belongings organised. For your convenience, the property is equipped with central gas heating to ensure your comfort during the colder months.

Outside, there is an allocated parking space, ensuring convenient and designated parking for residents. The property features front and rear gardens with a brick-built shed for additional storage space. The central play area within the community provides a safe and enjoyable space for children to play and socialise.

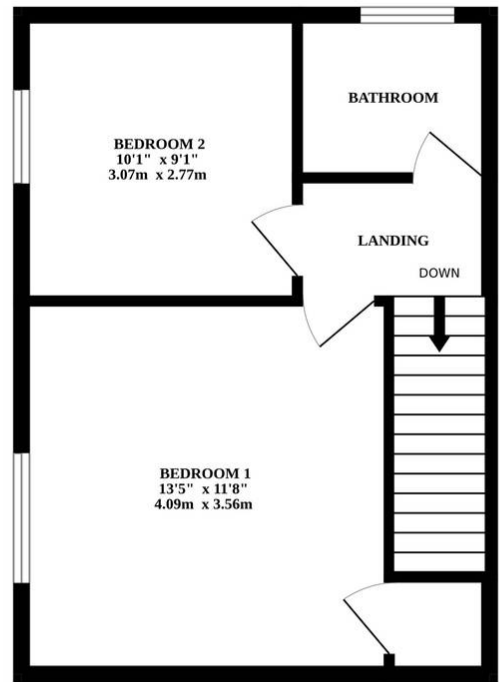
The sought-after location ensures easy access to all the necessities of daily life while also providing a peaceful space away from the city. This house presents an excellent opportunity to secure a comfortable and well-appointed home in a desirable area. Contact us today to arrange a viewing and take the first step towards making this house your new home.



GROUND FLOOR



1ST 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.
Made with Metropix ©2024