



10 Dover Street, Norwich
Norwich



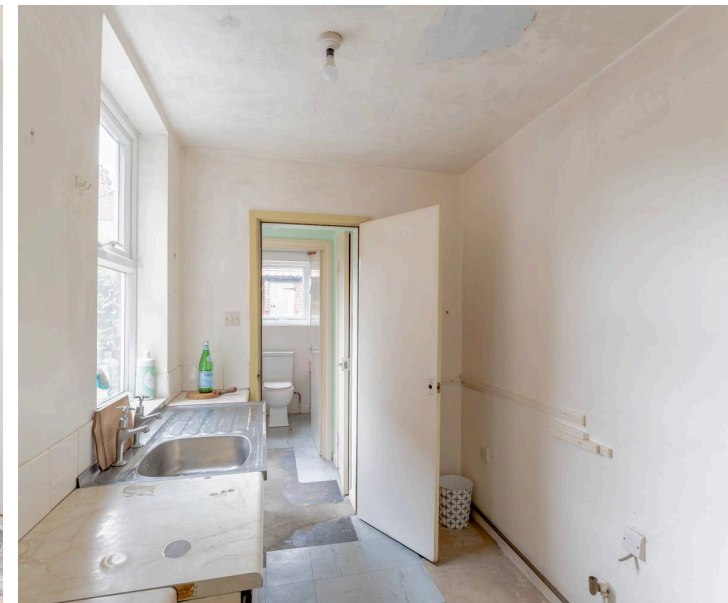
Minors & Brady

10 Dover Street

Norwich

A well-situated opportunity in the heart of NR2, this mid-terrace residence offers excellent access to Norwich city centre and strong appeal for those seeking a project with potential or an investment property. Inside, two reception rooms provide adaptable living and dining space, while the kitchen presents a practical layout ready for modernisation. A classic three-piece bathroom completes the ground floor. Upstairs, three bedrooms include two comfortable doubles and a flexible single suited to a home office or guest room. The bisected garden includes a brick-built outbuilding for useful storage, rounding off a well-located home with clear scope to enhance.

- Mid-terrace residence positioned down a residential road, within a prime location of Norwich NR2
- Suitable option for investors or those wanting a renovation project, within easy access to the city centre
- Two reception rooms that can be arranged as a living and dining room
- Kitchen currently fitted with cabinetry and a sink/drainage unit, with the potential to modernise
- Bathroom comprising of a classic three-piece suite
- Three bedrooms, two doubles and a flexible single
- A bisected garden with a brick-built outbuilding suitable for storage
- Located off Unthank Road that offers a range of shops, as well as being within easy reach of the city centre for a wider range of amenities

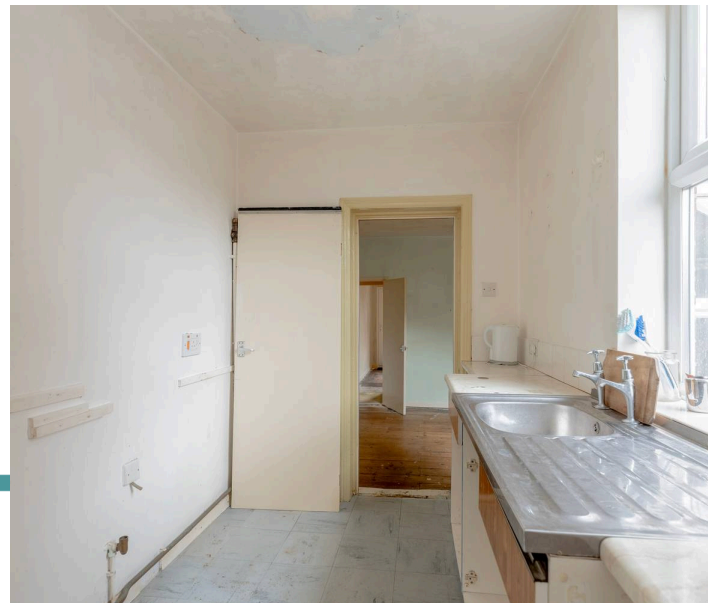


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Dover Street sits in a well-established pocket of NR2, just off Unthank Road, giving you that straightforward walk into the city centre while still feeling residential. Unthank Road itself brings a strong mix of independent shops, cafés and everyday services, so most errands stay close to home. Families look toward nearby schools such as Avenue Junior School, Notre Dame High School, and City of Norwich School, all within easy reach. Transport links are practical, with regular buses running along Unthank Road toward the city and wider routes, plus simple road access to the A11 and A140. The lifestyle here leans toward convenient city living, walkable streets, local character, and quick access to Norwich's cultural spots without needing to rely on the car.



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Mid-terrace residence positioned along a residential road in the sought-after NR2 district, offering a promising opportunity for those seeking a renovation project or an appealing option for investment potential. With the city centre within easy reach, the location provides excellent access to Norwich's amenities, transport links and green spaces.

The ground floor presents two well-proportioned reception rooms, ideal for arranging as a living room and dining room, offering flexibility for everyday living. The kitchen is currently fitted with cabinetry and a sink/drain unit, providing a functional starting point with clear scope for modernisation. A bathroom sits to the rear, comprising a classic three-piece suite.

Upstairs, the property features three bedrooms, including two doubles and a versatile single that could serve as a home office, dressing room or nursery.

Outside, the bisected garden benefits from a brick-built outbuilding that provides useful storage.

A well-located home with strong potential for improvement, ready for a buyer to shape to their own requirements.

Agents Notes

Freehold

Connected to mains water, electricity, gas and drainage.

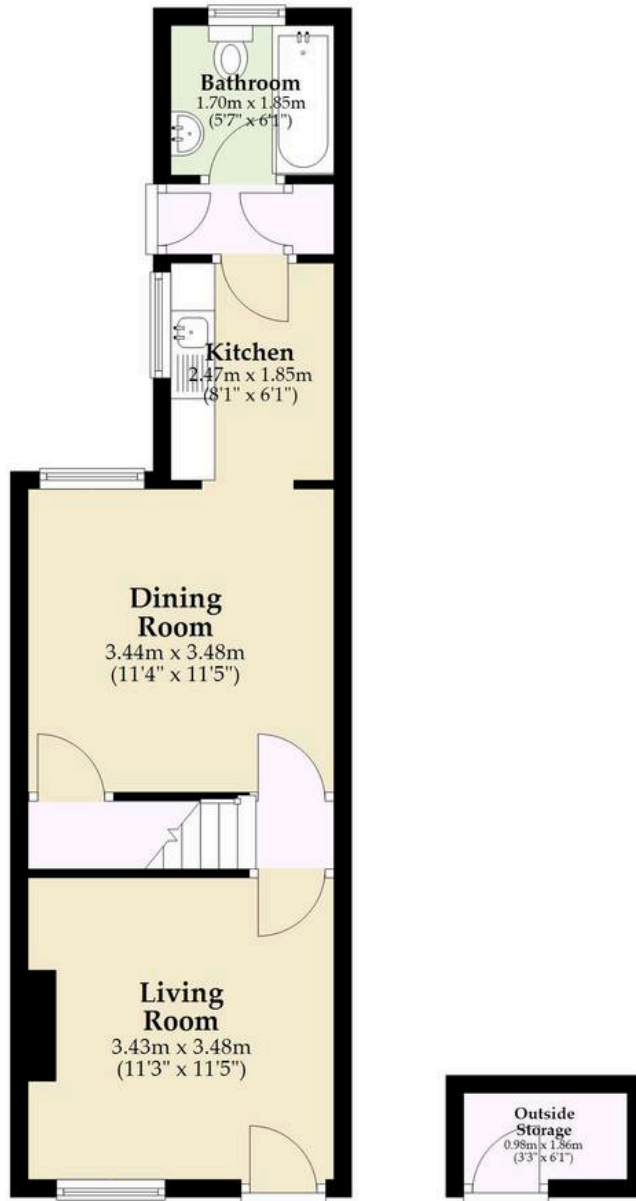
Please note that this property has a bisected garden (shared pathway).



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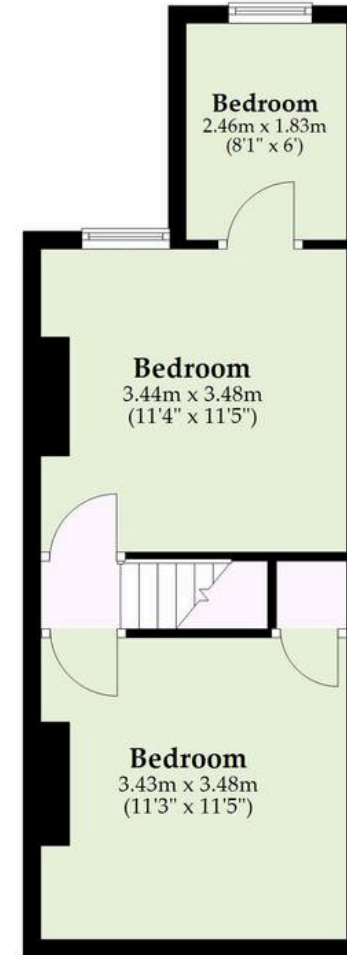
Ground Floor

Approx. 38.8 sq. metres (418.1 sq. feet)



First Floor

Approx. 31.9 sq. metres (343.8 sq. feet)



Total area: approx. 70.8 sq. metres (761.9 sq. feet)

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.

Plan produced using PlanUp.

Dreaming of this home? Let's make it a *reality*.



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Meet *Nagilla*
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Meet *Tristan*
Senior Property Lister

Minors & Brady
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