



32a St. Giles Street, Norwich

Minors & Brady

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Norwich

Located in the heart of Norwich city centre, this impressive one-bedroom apartment offers spacious and characterful accommodation within the highly sought-after St Giles Street. Blending striking period features with modern finishes, the property provides a unique opportunity to enjoy city living within one of Norwich's most desirable locations. High ceilings, parquet flooring, and an abundance of natural light create a wonderful sense of space throughout, while the apartment sits just moments away from a wide range of cafés, restaurants, shops and cultural attractions.

Agents Notes

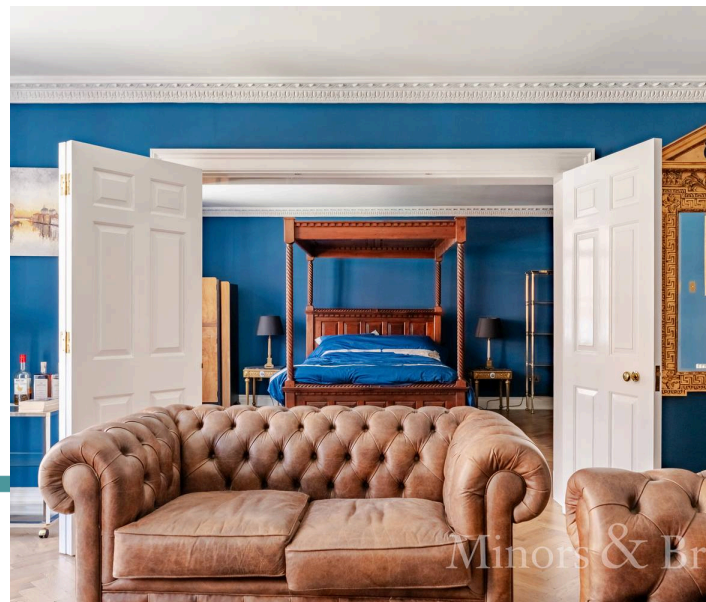
Leasehold, with 80 years left on the lease.

Ground rent & maintenance fee: TBC.

Connected to mains water, electricity, gas and drainage.

Gas central heating system.

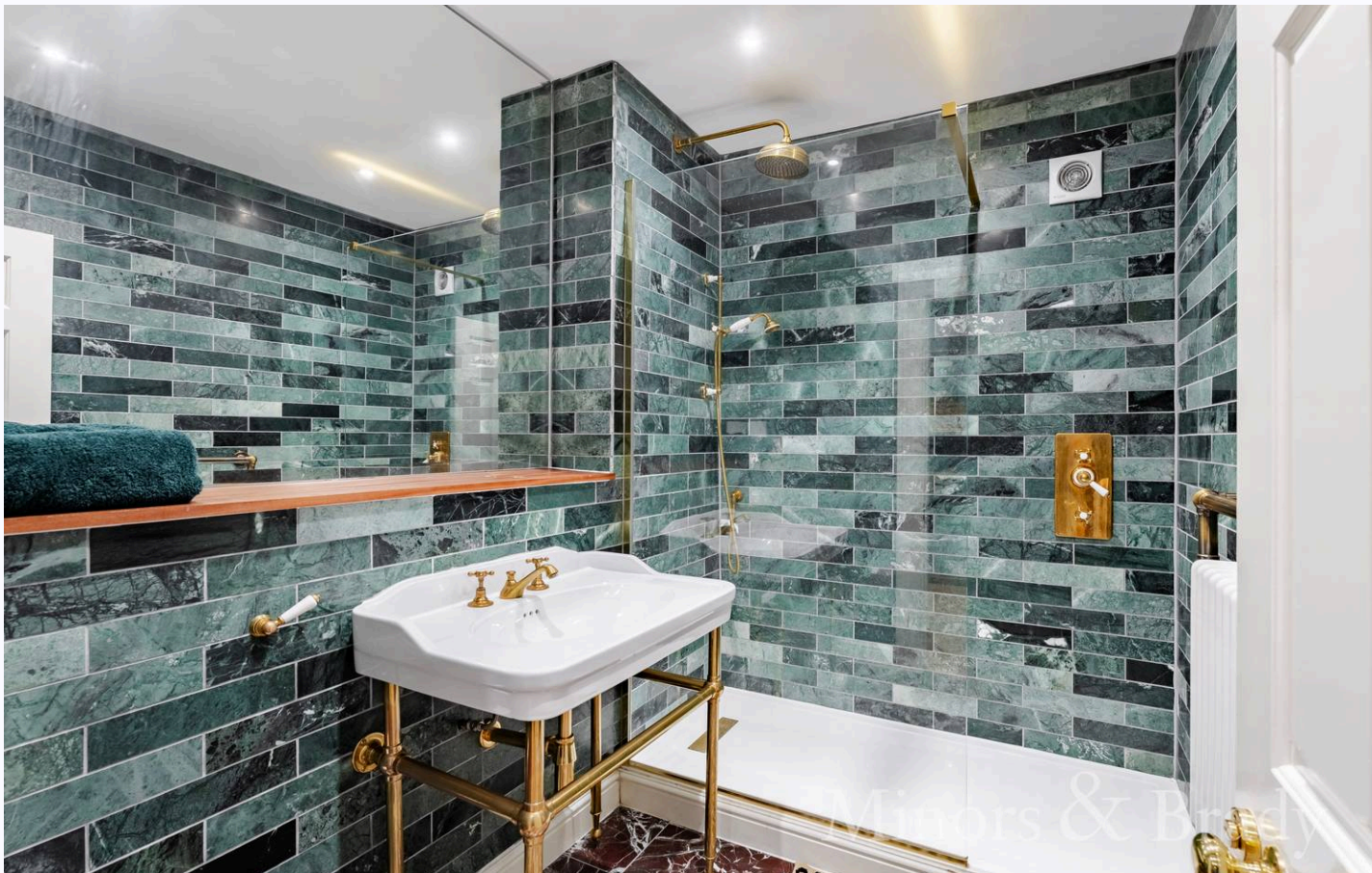
Please note: There is no parking or garden access with the property.



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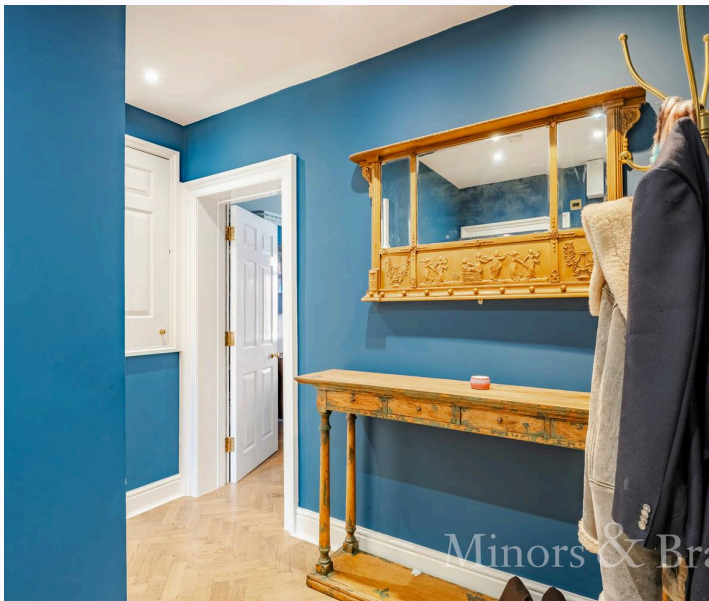
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The Location

Located in the heart of Norwich's sought-after Golden Triangle, St. Giles Street enjoys a highly convenient city centre setting surrounded by a wide range of amenities. The area is well known for its independent cafés, restaurants, boutiques, and historic character, with Norwich Market, Chantry Place, and the city's cultural attractions all within easy reach. Norwich railway station provides direct links to London Liverpool Street and other major destinations, while regular public transport and road connections make travelling across the city straightforward.

The nearby Eaton Park, Chapelfield Gardens, and riverside walks offer access to green open spaces, adding to the appeal of this vibrant and well-connected location.



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St. Giles Street

Accessed via a communal entrance hall with stairs rising to the first floor, the apartment opens into a welcoming entrance hall with built in storage. The stunning reception room is undoubtedly the centrepiece of the home, featuring high ceilings, parquet flooring, decorative fireplace and two sets of French doors with Juliet balconies which flood the room with natural light.

Double bi fold doors connect the reception room to the spacious bedroom, creating flexibility within the layout while enhancing the open and airy feel of the apartment. The generous bedroom also benefits from high ceilings, parquet flooring and French doors with Juliet balconies, with bedroom furniture included as part of the tenancy.

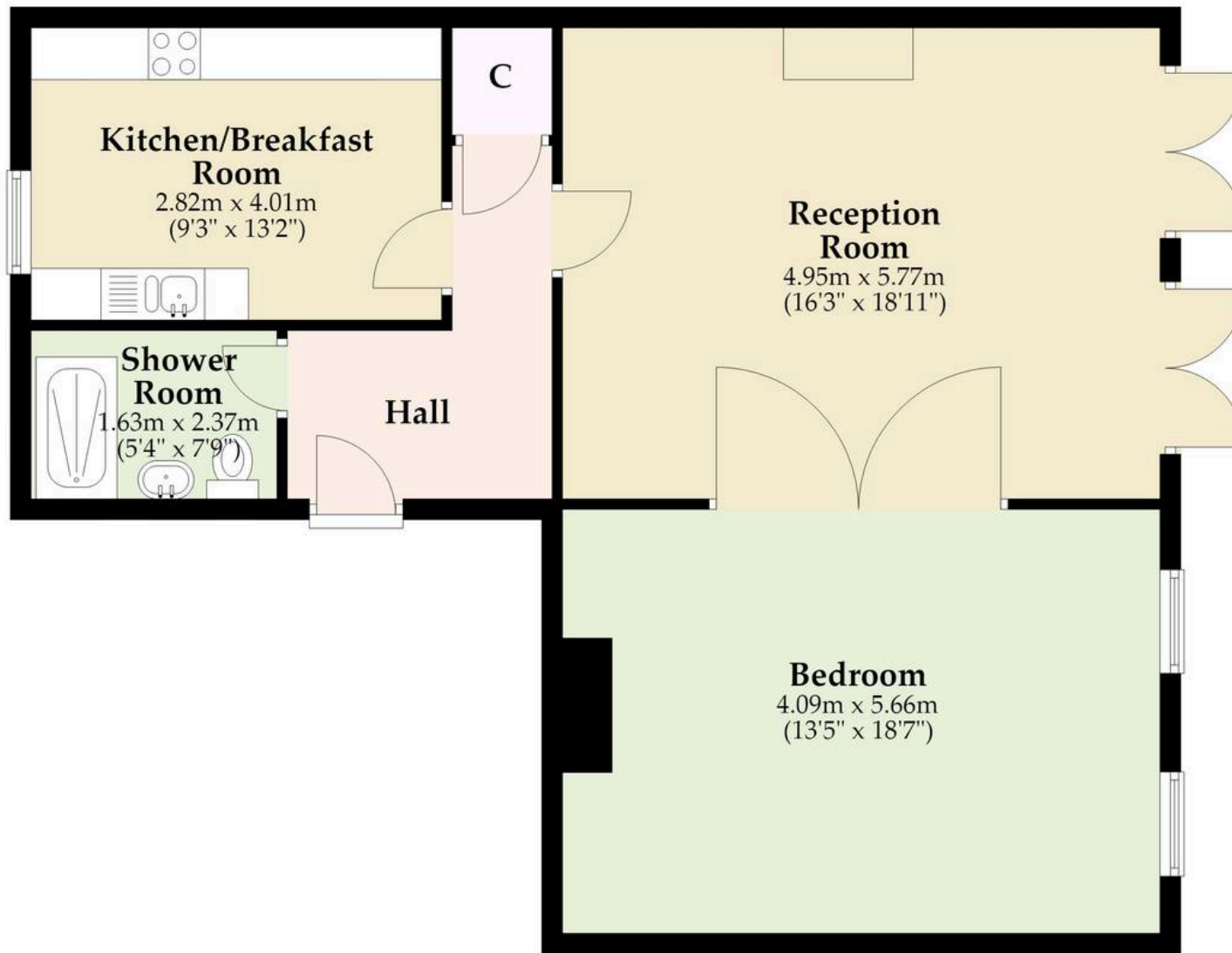
The kitchen and breakfast room is fitted with a range of matching base and eye level units along with an integrated oven, gas hob and built in dishwasher, providing a practical and well equipped space for day to day living. The accommodation is completed by a beautifully renovated shower room featuring a large walk in rainfall shower, hand wash basin, WC and heated towel rail.



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First Floor

Approx. 73.4 sq. metres (789.8 sq. feet)



Total area: approx. 73.4 sq. metres (789.8 sq. feet)

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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.

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