



4 bed semi-detached house to buy in NR5

Robson Road, Norwich, Norfolk, NR5 8NZ

£225,000 Starting Bid

 x4  x1  x1

Tenure

Freehold

On Street parking

Property features

- ✓ Being Sold via Secure Sale Online Bidding. Terms and Conditions
- ✓ Semi Detached House
- ✓ Four Bedrooms
- ✓ Fantastic Investment Opportunity
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Description

Pattinson Auction are pleased to present this four bedroom property located within a close proximity to the University of East Anglia (UEA) offering spacious accommodation - currently tenanted by students.

The property also benefits from potential to extend and convert to a HMO subject to planning.

Downstairs is a lounge, kitchen and large bedroom. Upstairs is three further bedrooms and a bathroom. To the rear is a large enclosed garden.

This property is perfect investment opportunity and is ideal for a group of four students looking to be within walking distance from the UEA.

Council Tax Band: B

Tenure: Freehold

Price: Starting Bid £225,000

Property Type: Semi-detached house

Parking: On Street

Year built: 1950

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water


Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



| Energy Efficiency Rating | | |
|--|---------|---|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92-100) A | | |
| (81-91) B | | 85 |
| (69-80) C | 71 | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | | EU Directive 2002/91/EC  |

Robson Road, Norwich, Norfolk, NR5 8NZ

Contact your local branch today for more information on this property:

27-28 Tuesday Market Place, King's Lynn, Norfolk, PE30 1JJ,
TBC<http://www.norfolkpropertyauctions.com>

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

