



Harmer Road | , Norwich, NR3 3QA

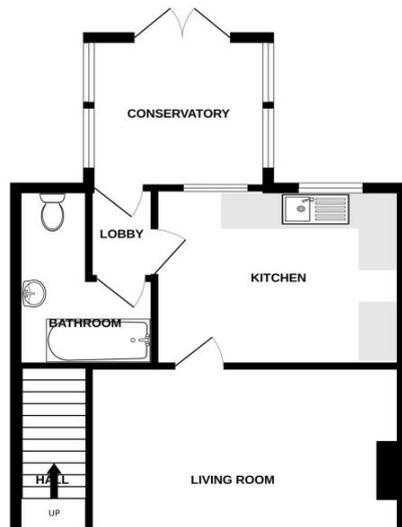
£995 pcm

Gilson Bailey Lettings are delighted to offer this well presented and spacious three bedroom house situated close to local shops, schools, parks and with easy access to the City centre. The accommodation comprises of an entrance hall, large living room, conservatory, big kitchen, two double bedrooms, one large single, bathroom with shower over the bath, gas central heating, double glazing, private garden, ample off street driveway parking, Council Tax Band B, UNFURNISHED

Available From: 06 April 2026



GROUND FLOOR


Living Room (Ground Floor)

4.50m (14'10") x 3.50m (11'6")
 Large living room with big front aspect window which allows much natural light in providing the room with a bright and welcoming feel. Built in storage cupboard, radiator.

Bedroom 1 (First Floor)

4.50m (14'10") x 3.10m (10'3")
 Large master bedroom, two front aspect windows allow much daylight in, two built in cupboards, radiator.

Bedroom 2 (First Floor)

3.30m (10'10") x 2.70m (8'11")
 Second double bedroom, rear aspect window overlooking the garden, radiator.

Bedroom 3 (First Floor)

2.70m (8'11") x 2.40m (7'11")
 Very good sized single bedroom, rear aspect window overlooking the garden. Radiator.

Agents Notes

Due to high demands, there may be multiple viewings at the same time and cannot guarantee a solo viewing at any one time.

Agents Notes

There may be Furniture/furnishings along with white goods in the property when viewing that are not included in the tenancy . Please contact the office for further details.

Agents Notes

The tenants may still be in residence so these details and photos are only an indication of the property and there could be some requirement for remedial work before the start of a new tenancy.

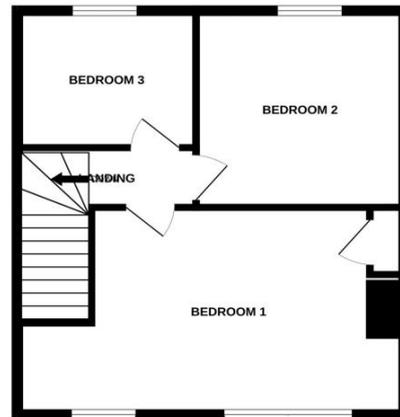
Garden

Fully enclosed private rear garden, mainly laid to lawn with patio area.

Parking

Private off street parking for several cars. Unrestricted on street parking.

1ST FLOOR


Bathroom (Ground Floor)

Bathroom suite comprising bath with shower over, WC and wash basin. Extensive tiling, frosted window, radiator.

Conservatory (Ground Floor)

2.90m (9'7") x 2.20m (7'3")
 Quality conservatory, glazed double doors to garden.

Entrance Hall (Ground Floor)

Part glazed front door to entrance hall. Radiator, stairs to first floor.

Kitchen (Ground Floor)

3.60m (11'10") x 2.90m (9'7")
 Spacious kitchen with ample storage and work surface. PLEASE NOTE: no white goods provided. Door to conservatory.

Energy ratings

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92-100) A		(92-100) A	
(81-91) B		(81-91) B	
(69-80) C		(76-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
71	89		
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

Directions: Leave the city via Magdalen Road, proceed up Constitution Hill. At the 2nd Roundabout turn left onto the outer ring road. Proceed through the traffic lights and Harmer Road is 1st left.