



Grant Street | , Norwich, NR2 4HA

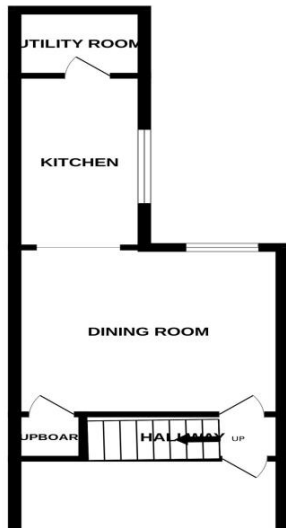
£995 pcm

**** GILSON BAILEY LETTINGS**** are delighted to offer this REDECORATED, TWO BEDROOM, MID TERRACE HOUSE situated to the west of Norwich within great access to the City Centre, UEA and NNUH. Accommodation comprising lounge, dining room, kitchen and utility to the ground floor. On the first floor there are two bedrooms and bathroom off landing. Outside there is a small low maintenance front garden and a bisected rear garden. The house benefits from UPVC double glazing, gas central heating and is good order throughout. Tax Band B, EPC D

Available From: 23 May 2025



GROUND FLOOR



Utility (Ground Floor)
Space for washing machine

Bathroom (First Floor)
Low level WC, hand wash basin, Bath with shower over, UPVC window, radiator.

Bedroom One (First Floor)
3.62m (11'11") x 3.50m (11'6")
UPVC window, radiator, over stairs recess.

Bedroom Two (First Floor)
3.50m (11'6") x 2.68m (8'10")
UPVC window, radiator.

First Floor Landing (First Floor)
Doors to Bedrooms One, Two and Bathroom

Front
Small front garden, path to front door. Rear lawned garden with patio.

Accommodation Comprises
Door to

1ST FLOOR



Dining Room (Ground Floor)
3.48m (11'6") x 3.62m (11'11")
UPVC window, radiator, laminate floor, understairs cupboard, opening to

Kitchen (Ground Floor)
3.72m (12'3") x 1.80m (5'11")
Wall and base, single sink, integral fridge and freezer, fitted oven and hob, UPVC window, door to side, door top

Lounge (Ground Floor)
3.50m (11'6") x 3.62m (11'11")
UPVC window, radiator, laminate floor, door to

Stairwell (Ground Floor)
Stairs to first floor, door to

Energy ratings

Directions: Head east on Prince of Wales Rd towards St Vedast St, Follow A147 and Dereham Rd/A1074 to Grant St, Turn right onto Grant St