



Vane Close | , Dussindale , Norwich, NR7 0US

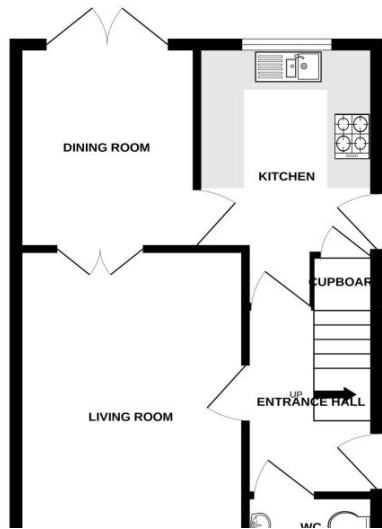
£1,250 pcm

Gilson Bailey Lettings are delighted to offer this superbly presented three bedroom, two bathroom modern house situated in this sought after residential location close to local schools, supermarkets and within easy reach of the City centre. The accommodation comprises of an entrance hall, downstairs cloakroom, large living room, separate dining room, kitchen, master bedroom with en-suite shower room, two further bedrooms, main bathroom, private garden, garage and driveway parking, gas central heating, double glazing, Council Tax Band C, UNFURNISHED

Available From: 26 May 2026



GROUND FLOOR


Living Room (Ground Floor)

4.80m (15'9") x 3.20m (10'6")

Large living room with big front aspect bay window which allows much natural light in providing the room with a bright and welcoming feel. Radiator, TV point, doors to dining room. Radiator.

Bathroom (First Floor)

Suite in white comprising bath with shower over, WC and wash basin. Frosted window, radiator.

Bedroom 1 (First Floor)

4.00m (13'2") x 3.20m (10'6")

Double bedroom, rear aspect window overlooking the garden, built in wardrobes, radiator, door to en-suite shower room.

Bedroom 1 en-suite (First Floor)

Suite in white comprising shower cubicle, WC and wash basin, Frosted window, radiator.

Bedroom 2 (First Floor)

3.10m (10'3") x 2.80m (9'3")

Second double bedroom, front aspect window, built in wardrobe, radiator.

Bedroom 3 (First Floor)

2.30m (7'7") x 2.00m (6'7")

Good sized third bedroom, front aspect window, radiator. This room would also make an ideal home office.

Agents Note

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

Agents Note

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 Note

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.

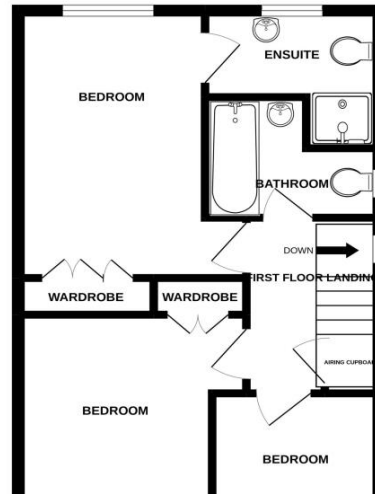
Garage & Parking

Single brick built garage with up & over door. Private driveway parking.

Garden

Fully enclosed private garden mainly laid to lawn with patio area and well stocked borders.

1ST FLOOR


Dining Room (Ground Floor)

3.10m (10'3") x 2.50m (8'3")

Separate dining room, glazed doors to garden, radiator.

Downstairs Cloakroom (Ground Floor)

Suite in white comprising WC and wash basin. Radiator, frosted window.

Entrance Hall (Ground Floor)

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

Kitchen (Ground Floor)

4.00m (13'2") x 2.50m (8'3")

Separate kitchen with ample storage and work surface. Appliances include gas hob, oven and cooker hood. Space and plumbing for additional appliances. Door to driveway.

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		(69-80) 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	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

Directions: Leave the city via the Yarmouth Rd. Proceed into Thorpe St Andrew and at the mini-roundabout turn left, past Sainsburys and onto Dussindale Drive. Take the 2nd right into Vane Close.