



**Bridgemaster Court | , Wherry Road, Norwich, NR1 1XC**

**£1,245 pcm**

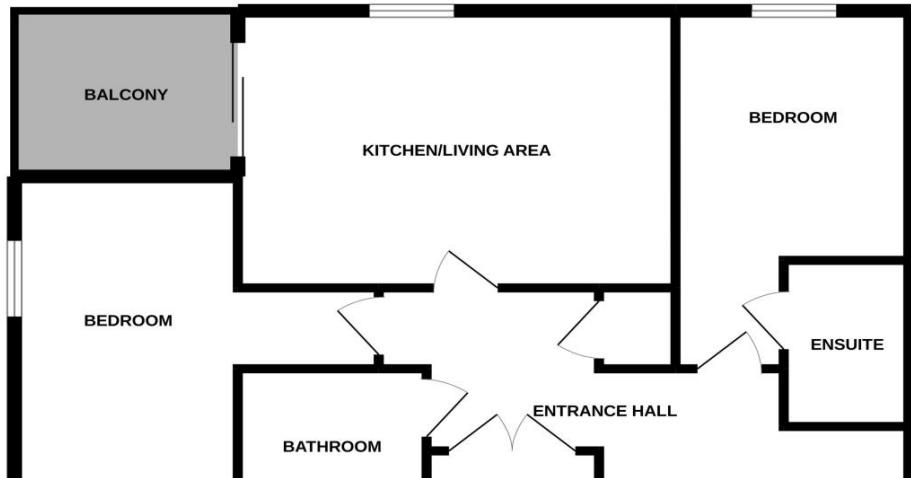
Gilson Bailey Lettings are delighted to offer this TWO BEDROOM , two bathroom executive SECOND FLOOR apartment situated in the sought after riverside development within easy reach of the station, gyms, cinema, swimming pool and City centre beyond. The property benefits from secure entry, lift access, private entrance hall, large living dining room with door to private balcony with partial views over the river, modern kitchen area with appliances, master bedroom with en suite shower room, second double bedroom, main bathroom with shower over the bath, gas central heating, double glazing, Council Tax Band C, EPC rated B, FURNISHED

Available From: 25 February 2026



**gilsonbailey**

## SECOND FLOOR


**Bedroom 2 (Second Floor)**

4.50m ( 14'10") x 4.30m ( 14'2")

Second double bedroom, radiator.

**Entrance Hall (Second Floor)**

Private entrance hall accessed via communal entrance lobby. Entry-phone, built in cupboard.

**Kitchen Area (Second Floor)**

Kitchen area with ample storage and work surface. Appliances include electric hob, oven, cooker hood, dishwasher, fridge/freezer. Washing machine and microwave are BONUS ITEMS. Inset spotlights, wooden floor, opens to living room.

**Living Room (Second Floor)**

5.10m ( 16'9") x 3.60m ( 11'10")

Large living room with double aspect windows and glazed door to private balcony. Quality wooden flooring, radiator, TV point. Opens to kitchen area.

**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.

**Parking**

PLEASE NOTE: No parking is provided with this property.

**Balcony (Second Floor)**

Private balcony with panoramic views.

**Bathroom (Second Floor)**

Modern bathroom suite in white comprising bath with thermostatic shower over, WC and wash basin. Chrome heated towel rail, tiled floor, inset spot lights.

**Bedroom 1 (Second Floor)**

4.70m ( 15'6") x 2.80m ( 9'3")

Double bedroom, radiator, door to en-suite shower room.

**Bedroom 1 en-suite (Second Floor)**

Modern suite in white comprising double sized shower cubicle, WC and wash basin. Heated towel rail, tiled floor, inset spot lighting.

## Energy ratings

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92-100)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

**Directions:** From our office proceed down Prince of Wales Road, over the bridge and right into Riverside Road. Follow the road through 4 sets of lights and just past the football stadium turn right into Wherry Road. Bridgemaster Court will be found on the left.