



Baxter Court, Norwich NR3 2ST

welcome to

Baxter Court, Norwich

A well-maintained one-bedroom apartment located in the popular NR3 area, offering a spacious lounge/diner, fitted kitchen, and good storage. The property would benefit from modernisation and further enjoys communal car parking, making it an ideal first-time purchase or investment opportunity



Lounge

15' 7" x 12' 10" (4.75m x 3.91m)

Double glazed window to front, carpeted flooring and radiator.

Kitchen

8' 1" x 8' (2.46m x 2.44m)

Double glazed window to rear, range of wall and base units, oven and sink.

Bedroom One

11' 1" x 8' 11" (3.38m x 2.72m)

Double glazed window, carpeted flooring and radiator.

Bathroom

Bath tub with shower over, toilet, sink and extractor fan.

Lounge

15' 7" x 12' 10" (4.75m x 3.91m)

Double glazed window to front, carpeted flooring and radiator.



view this property online williamhbrown.co.uk/Property/NOR143737



welcome to

Baxter Court, Norwich

- One-bedroom apartment
- Popular NR3 location
- Communal car parking
- Spacious lounge/dining room
- Ideal for first-time buyers or investors

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 1400.00

Ground Rent: 60.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jun 1985. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£110,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/NOR143737



Property Ref:
NOR143737 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01603 760044



norwich@williamhbrown.co.uk



5 Bank Plain, NORWICH, Norfolk, NR2 4SF



williamhbrown.co.uk