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ESTATE AGENTS

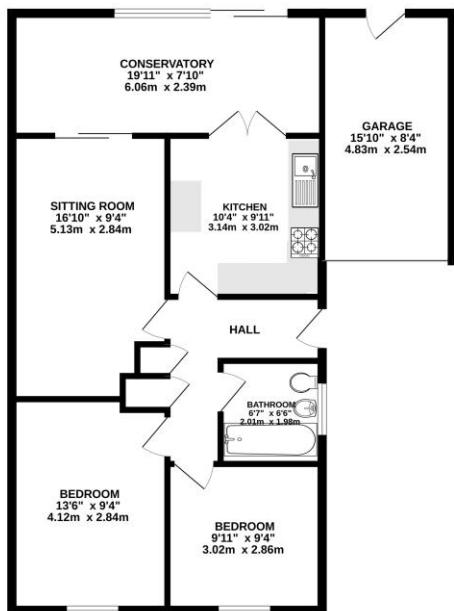
Trilithon Close, Horsford
£225,000 Freehold



- Attractive Semi Detached Bungalow
- Two Well Proportioned Bedrooms
- Brand New Modern Kitchen
- Generous Sitting Room
- Re-Fitted Three Piece Bathroom Suite
- Enclosed Rear Garden
- Garage, Carport & Driveway
- Newley Fitted Central Heating System
- Quiet Cul-de-Sac Location
- EPC Rating Tbc / Council Tax Band B



GROUND FLOOR
891 sq.ft. (82.8 sq.m.) approx.



TOTAL FLOOR AREA: 891 sq ft. (82.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is accepted for any error.
All dimensions, areas and heights are approximate and may vary slightly from the actual product on site.
The services, systems and appliances shown have not been tested and no guarantee
is given in respect of their condition or performance.
Site with planning 12/02/08

From Sweet Briar Road, turn into Hellesdon Hall Road and at the junction, turn right onto Hellesdon Road and left into Trilithon Close where the property can be found at the end of the cul-de-sac.

Viewings strictly by appointment with: 297 Fakenham Road, Norwich, NR8 6LE

Taverham **01603 261104**
Norwich **01603 740044**

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We bring to prospective purchasers attention that we, as estate agents for the property, have not tested any appliances and purchasers should make their own enquiries of the relevant Authorities regarding the connection and viability of all services. These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy.