



15 Old Laundry Court, Norwich

Price: £350,000

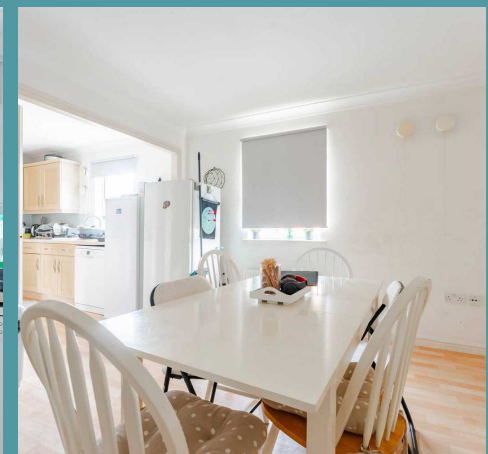
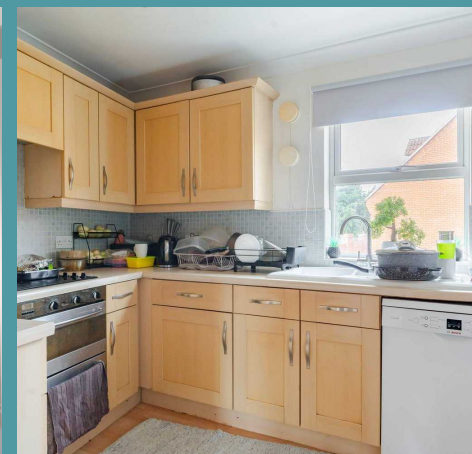
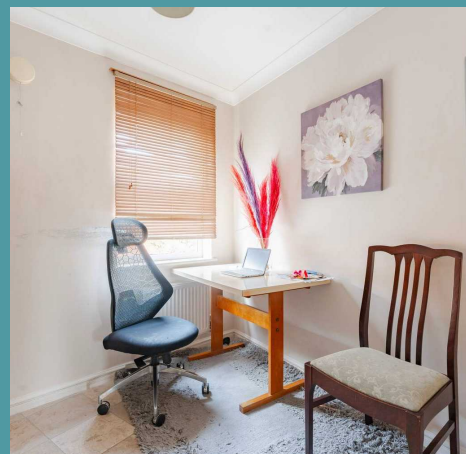
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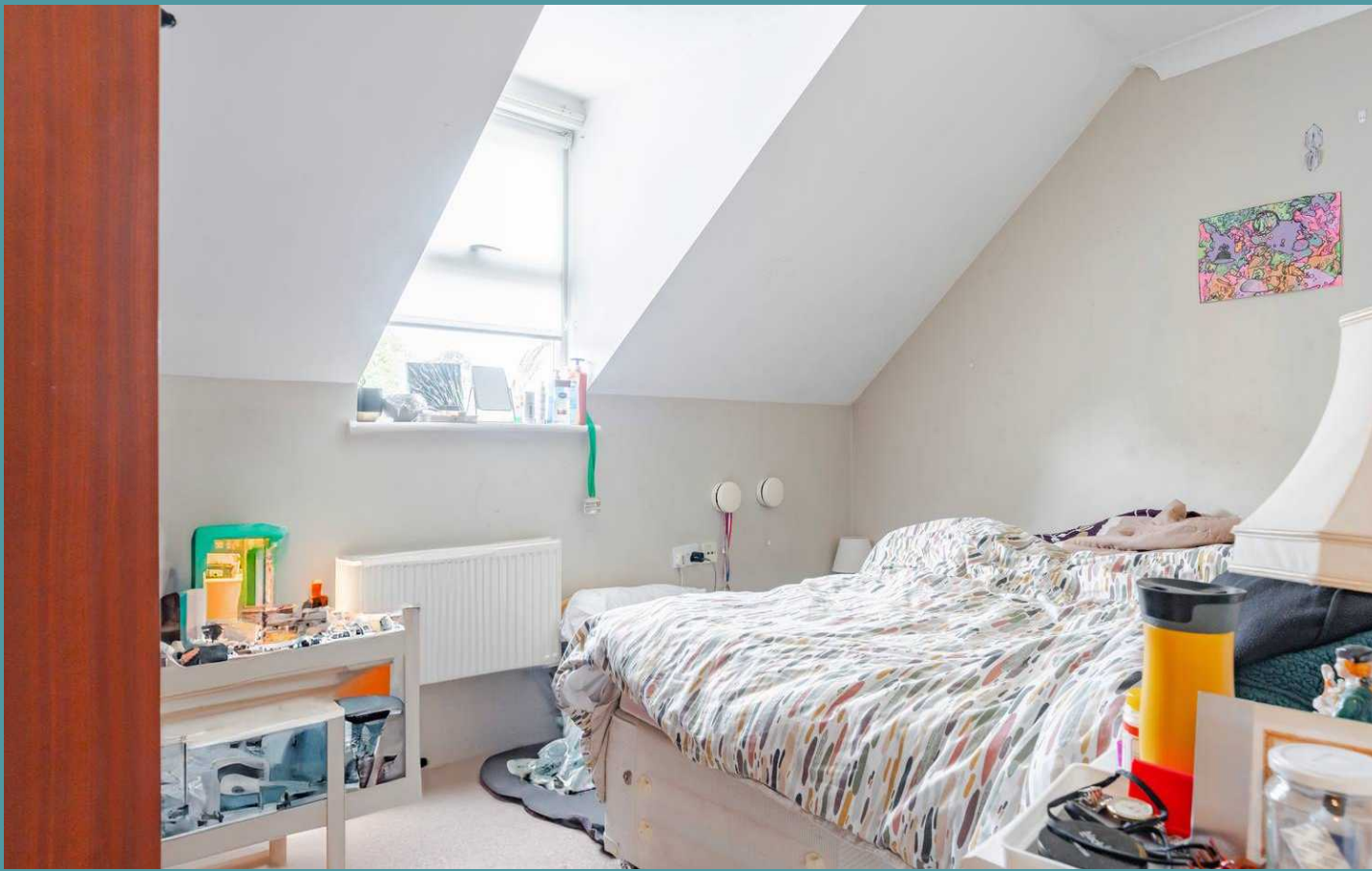
Norwich

Riverfront Living in Norwich. This stunning property offers the perfect blend of modern comfort and idyllic riverside living. Situated in a prime location near Norwich City Centre, the home boasts spacious interiors, flexible accommodation and breathtaking river views. The ground floor features a separate study, utility room, and downstairs toilet. Upstairs, you'll find a well-equipped kitchen, dining room, living room with a balcony, and three bedrooms, including a master suite with an en-suite. Outside, the property offers a private balcony and courtyard garden with river access. Residents of Old Laundry Court also enjoy exclusive access to shared riverside gardens, fishing rights, and kayak storage.

The Location

Old Laundry Court, nestled in a coveted Norwich postcode, offers an idyllic riverside lifestyle. This prime location provides easy access to the city centre's amenities, parks, and vibrant community spaces. Residents can enjoy leisurely strolls along the river, which borders the property, adding to its serene charm. With nearby schools, nature walks, and local amenities, this property is a must-see. The bustling Norwich City centre, featuring its stunning Cathedral, shopping, bars and restaurants, is within walking distance.





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Old Laundry Court

Situated in a sought-after residential area close to Norwich City Centre, this property boasts spacious interiors, flexible accommodation, and breathtaking river views. Step inside to discover a welcoming hallway that leads to a large tandem garage with convenient access to the rear garden. The ground floor also features a separate study, ideal for homeworking or hobbies, as well as a practical utility room with plumbing for a washing machine and dryer. A downstairs toilet adds to the convenience of this level.

Ascend to the first floor to find a well-equipped kitchen, complete with a dishwasher and ample counter space. The kitchen seamlessly flows into a bright dining room, creating a perfect space for entertaining. The spacious living room features French doors that open onto a private balcony offering stunning river views.

The second floor houses three generously sized bedrooms, including a master suite with an en-suite bathroom featuring a shower, basin, and toilet. The family bathroom is equipped with a shower over bath, toilet and basin. Built-in wardrobes in the master bedroom provide ample storage space.





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Outside, the property offers a delightful outdoor space with a balcony overlooking the river and a large courtyard garden with side access. Residents of Old Laundry Court enjoy the exclusive privilege of sharing beautiful, private gardens along the river, complete with fishing rights, river access and kayak storage. For cyclists and nature enthusiasts, the 26-mile-long Marriot's Way is just a short distance away.

Agents Note

We understand this property will be sold freehold.

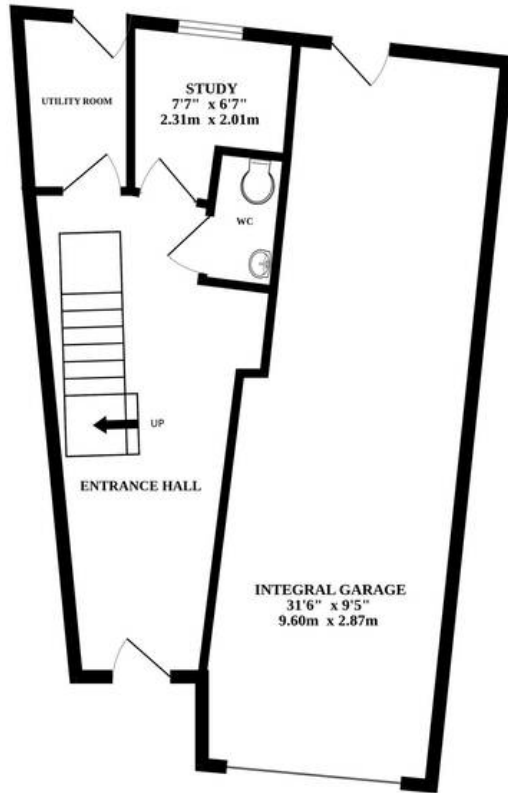
Connected to all mains services.

Council Tax Band - D

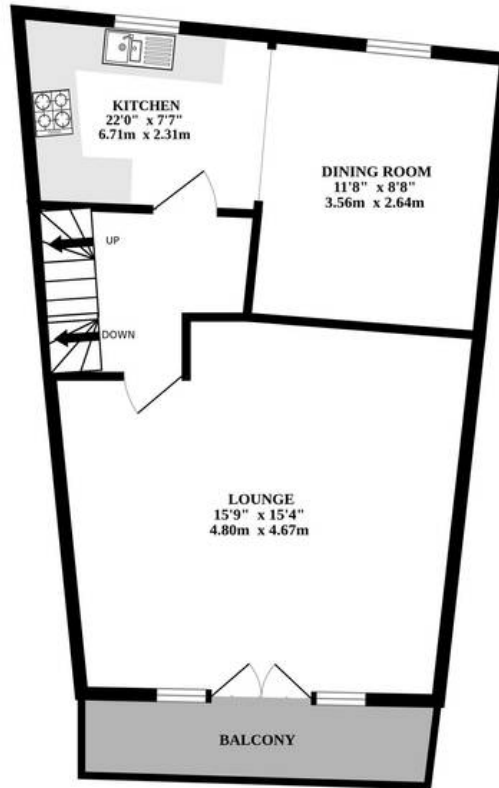
Maintenance - £300p/a



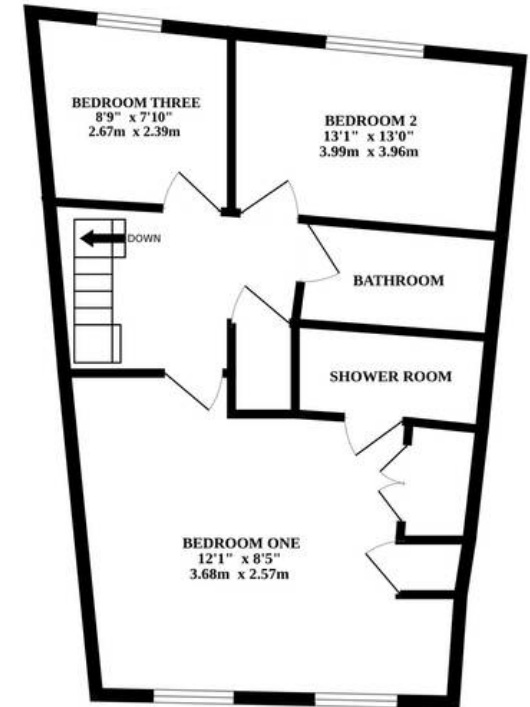
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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 taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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