



HEIGHAM STREET, NORWICH, NR2

£995 PCM

Newly decorated and carpeted, unfurnished two-bedroom mid-terrace house with two reception rooms, modern fitted kitchen, ground floor shower room and WC and first floor bathroom and WC. Full gas central heating. Rear courtyard garden.

- Mid terrace
- Newly decorated
- 2 Double Bedrooms
- 2 Reception Rooms
- 2 Bathrooms
- Unfurnished
- Gas Central Heating
- Double Glazing

An unfurnished, newly decorated and carpeted two double bedroom terrace house located in this popular North city location.

As property is undergoing minor refurbishment we currently do not have updated photographs, viewings however can be organised.

Within walking distance of Norwich City centre and within easy access to both inner and outer ring roads and bus routes.

The property comprises of lounge with original wood floorboard, original feature fireplace, a window to the front aspect, radiator.

Dining room with original wood floorboards, radiator, door to rear courtyard, and under-stairs storage cupboard, opening into the kitchen.

Kitchen with a range of white wall and base units, with built-in electric oven and hob, space for washing machine, and newly fitted vinyl flooring

Ground floor shower room, white, newly fitted WC and basin, large shower enclosure, newly fitted vinyl flooring window to the rear.

Front bedroom with newly fitted carpet, window to front aspect, radiator and cupboard over stairs housing boiler (newly installed this year)

Back bedroom with newly fitted carpet, window to rear aspect with blinds, cupboard and radiator.

En-suite bathroom, with a white three-piece suite and a window to the rear, radiator

The property has full gas central heating with a new boiler being fitted this year and is fully double-glazed.

Rear courtyard garden.

Available to let approximately beginning of October 2025

Pets are welcome by negotiation.

Norwich City Council Tax Band B (£1,860.13 25/26)

On road parking.

Viewings - Strictly by appointment with Kings & Co Lettings

The rent does not include payment to service providers in respect of utilities, communication services, TV licence and council tax.

For details of Broadband and Mobile Phone Signal / Coverage, we recommend Ofcom Checker

References are undertaken and are subject to a minimum 3 day turnaround. The tenancy will not commence until we have received satisfactory references.

All adults wishing to live at the property will be named on the Tenancy Agreement. The Tenancy Agreement will provide for all persons under the tenancy to be jointly and severally liable for the covenants contained therein.

We endeavour to make our property details accurate and reliable; however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective renters only and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

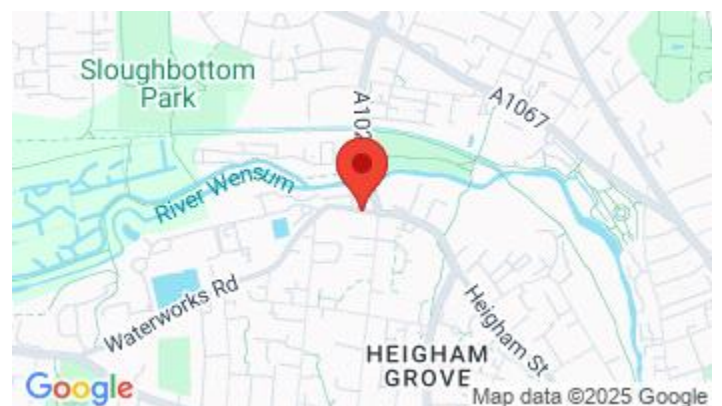
Council Tax Band: Band B (Norwich City Council)

Deposit: £1,145

Holding Deposit: £225

Parking options: On Street

Garden details: Enclosed Garden, Private Garden, Rear Garden



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.