



212 The Pavilion St. Stephens Road, Norwich
£205,000



websters.

Websters Estate Agents are delighted to offer this very well presented, modern and spacious third top floor apartment, with outstanding views to the rear of the popular former hospital development the Royal Pavilion, only a short walk to Norwich city centre. The property comes with good quality fixtures and a private balcony overlooking the green area of Philipa Flowerday Plain, also includes a secure and private allocated parking space. In brief, the property comprises; open plan lounge / kitchen, two light bedrooms and a family bathroom.

Council Tax band: TBD

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



- City Centre Location
- EPC Rating C
- Light And Modern Third Floor Apartment
- Private Balcony With Outstanding Leafy Views
- Open Plan Kitchen / Lounge Area
- Secure Allocated Parking Space
- Two Bedrooms
- Council Tax Band C



ENTRANCE HALL

Solid front door accessed from communal corridor, electric storage panel heater, Karndean flooring, large built in storage cupboard housing space and plumbing for washing machine and a recently replaced hot water cylinder, and doors to all rooms.

KITCHEN / LOUNGE

Dimensions: 23' 7" x 13' 8" (7.20m max x 4.17m max). Open plan space comprising a range of wall and base units with laminate work tops, integrated electric oven with ceramic hot plate and extractor hood over, inset stainless steel sink with mixer tap and drainer, integrated fridge - freezer, aluminium double glazed double French doors to the balcony with a double glazed side window, air conditioning / heater unit, electric storage panel heater and Karndean flooring.

BEDROOM 1

Dimensions: 16' 0" x 7' 9" (4.89m max x 2.37m max). Double bedroom with fitted wardrobe and dressing area, built in storage cupboard, floor laid to carpet, aluminium double glazed window to the rear aspect and an electric storage panel heater. Door to:

BATHROOM

Four piece suite comprising a panel bath with shower attachment and tiled backing, large enclosed shower with dual shower head, tiled backing and sliding glass door, low set WC and hand wash basin set to vanity with tiled splash back, tiled walls and flooring, heated towel rail, heated mirror and an extractor fan.

BEDROOM 2

Dimensions: 11' 8" x 7' 8" (3.58m max x 2.35m max). Aluminium double glazed window to the rear aspect, fitted wardrobe, electric storage panel heater and floor laid to carpet.

OUTSIDE

Along with the private balcony the property also comes with a secure allocated parking space conveniently located close the elevator.

LEASE

There are approximately 109 years left on the lease with service charges set in 2025 at £1993 and ground rent set at £350. Please note that the 2025 bill has been paid by the current vendor.

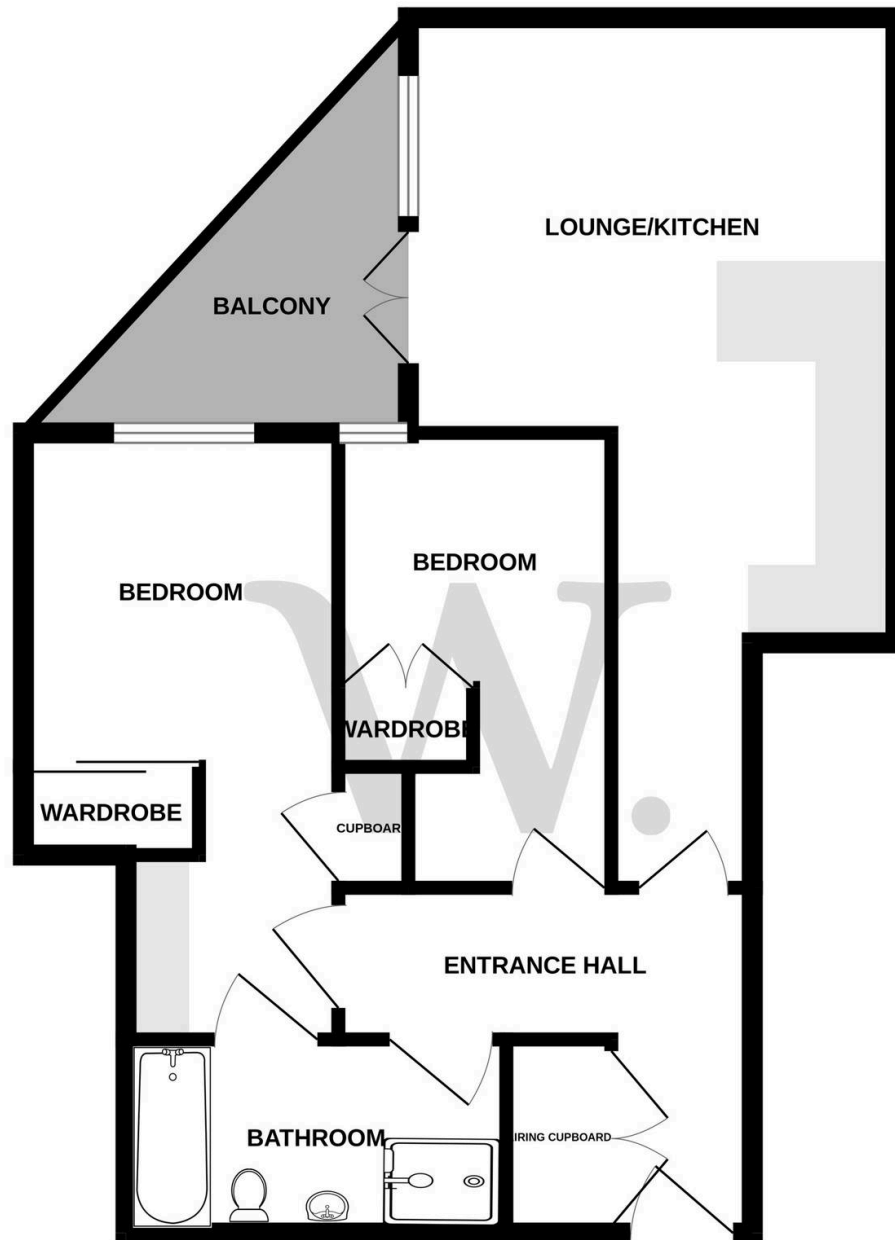
SERVICES

The property is believed to be connected to mains water, electricity and drainage. (Websters have not tested these services).

VIEWINGS

To be carried out by the sole agents only. Websters Estate Agents, 141 Unthank Road, Norwich, NR2 2PE.

THIRD FLOOR



LAYOUT PURPOSES ONLY

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.
Made with Metropix ©2025

You can include any text here. The text can be modified upon generating your brochure.