

Delph Street, Whittlesey, Peterborough, PE7 1QQ.



Kitchen



Lounge



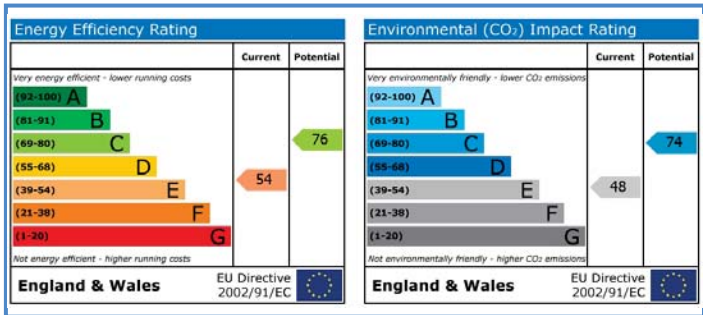
Bedroom One



Bedroom Four



Enclosed Garden



Energy Performance Certificate

Draft details only may be subject to amendment
None of the statements/measurements in these particulars should be relied on as representations of fact.
Any applications/services mentioned should not be taken as a guarantee that they are in working order.

Harrison Rose

Estate Agents Ltd

FOR SALE



Detached four bedroom family home located in Whittlesey.
Delph Street, Whittlesey, Peterborough, PE7 1QQ.

- DETACHED FAMILY HOME
- FOUR BEDROOMS
- THREE RECEPTION ROOMS
- CLOSE TO TOWN CENTRE
- NO FORWARD CHAIN

£337,000



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Ground Floor

Entrance Hall

uPVC double glazed front entrance door, radiator, telephone point, stairs leading to first floor landing, door to:

Lounge 3.97m (13') x 3.63m (11'11")

UPVC double glazed window to front, electric fire with feature surround, radiator, TV point, coving to ceiling.

Dining Room 3.63m (11'11") x 3.03m (9'11")

UPVC double glazed window to front, radiator, coving to ceiling.

Family Room/Playroom 3.63m (11'11") x 3.06m (10')

Radiator, TV point, built-in cupboards, uPVC double glazed french doors to garden.

Kitchen 3.63m (11'11") x 3.46m (11'4")

Fitted with a matching range of base and eye level units with worktop space over with drawers and cornice trims, 1 and a half bowl sink with single drainer and mixer tap, built-in fridge, freezer and dishwasher, space for cooker with fitted stainless steel extractor hood over, uPVC double glazed window to rear, radiator, ceramic tiled flooring, coving to ceiling, two built-in storage cupboards with double doors. One cupboard with wall mounted gas boiler, door to.

Side Conservatory 3.93m (12'11") x 1.15m (3'9")

UPVC double glazed construction with uPVC double glazed windows and double polycarbonate roof uPVC double glazed side door to garden.

Utility Room 2.44m (8') x 2.24m (7'4")

Fitted with a matching range of base and eye level units with worktop space over, sink with mixer tap, space for fridge/freezer and washing machine, single radiator, uPVC double glazed window to rear, uPVC double glazed rear door to garden, door to:

Shower Room

Fitted with three piece suite comprising tiled shower enclosure, wash hand basin with mixer tap and close coupled WC, heated towel rail radiator, uPVC frosted double glazed window to side.

First Floor

Landing

UPVC double glazed window to front, access to loft area, door to.

Bedroom 1 3.97m (13') x 3.63m (11'11")

UPVC double glazed window to front, radiator, coving to ceiling, built in matching wardrobes.

Bedroom 2 3.63m (11'11") x 3.08m (10'1")

UPVC double glazed window to front, coving to ceiling, radiator.

Bedroom 3 3.53m (11'7") x 2.92m (9'7")

UPVC double glazed window to rear, built-in wardrobe and bookshelves, access to airing cupboard, radiator .

Bedroom 4 3.63m (11'11") x 3.01m (9'10")

Double glazed velux window to rear, single radiator, built-in sink with vanity unit.

Bathroom

Fitted with a three piece suite comprising P shaped bath with shower over and glass screen, wash hand basin in vanity unit with cupboard under and wall cupboards, close coupled WC, tiled surround, heated towel rail, uPVC frosted double glazed window to rear.

OUTSIDE:

The front garden is enclosed by a brick wall with a variety of shrubs, gravel driveway to the front providing off-road parking area for several cars.

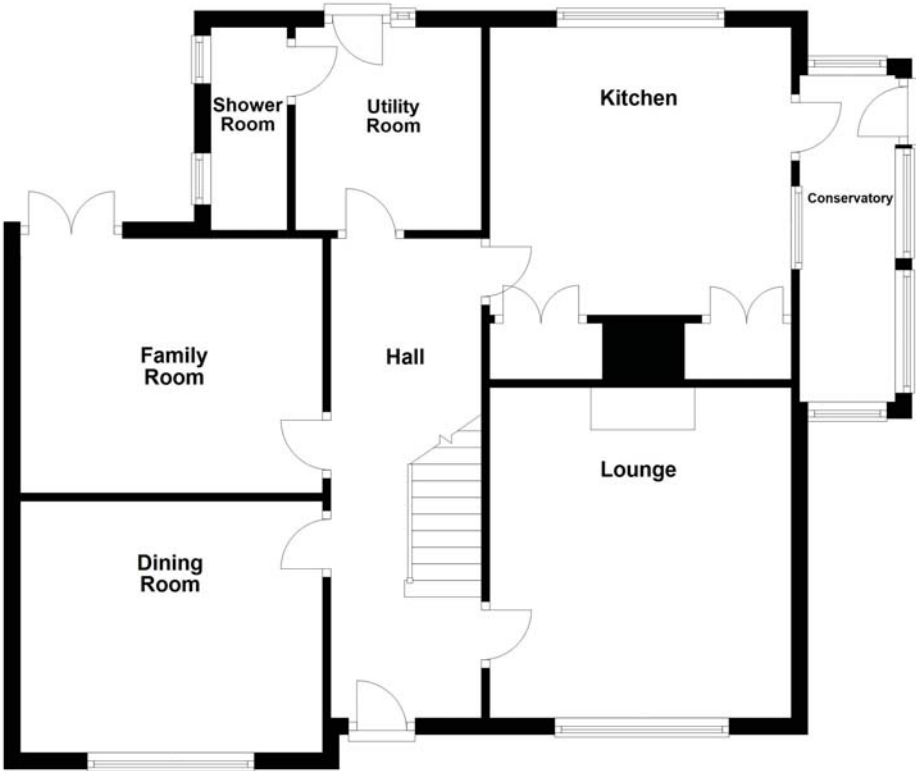
Enclosed mature rear garden with a variety of shrubs and well stocked fruit trees, mainly laid to lawn with two gated pond areas and patio seating area, a generous sized vegetable plot with a strawberry and asparagus bed, with sheds and greenhouse, brick built BBQ and outside cold water tap.

To the side there is a detached triple length garage measuring approximately 33'0 x 10'6 with a front opening up & over door and side entrance door with power and light connected. This could be used as a workshop subject to circumstance.

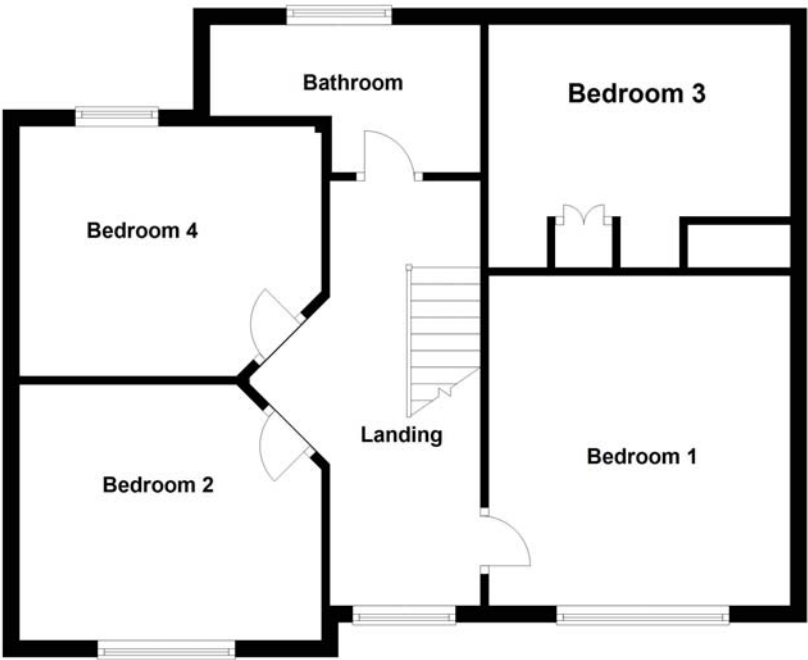
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- Call today to arrange your free valuation -

Ground Floor



First Floor



- To arrange a viewing, please call us 01733 202525 -