

The Limes, Whittlesey, Peterborough, PE7 1DS.



Kitchen



Lounge



Bedroom



Enclosed Garden



Enclosed Garden

Energy Efficiency Rating			Environmental (CO ₂) Impact Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs		92	Very environmentally friendly - lower CO ₂ emissions		94
A (92-100)			A (92-100)		
B (81-91)			B (81-91)	82	
C (69-80)			C (69-80)		
D (55-68)	79		D (55-68)		
E (39-54)			E (39-54)		
F (21-38)			F (21-38)		
G (1-20)			G (1-20)		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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 three bedroom family home located in Whittlesey.

The Limes, Whittlesey, Peterborough, PE7 1DS.

- DETACHED FAMILY HOME
- THREE BEDROOMS
- GARAGE & OFF ROAD PARKING
- ENCLOSED GARDEN
- NO FORWARD CHAIN

£232,500



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Ground Floor

Hall

Entrance door, Stairs leading to landing, doors leading to:

Lounge

5.41m (17'9") x 2.85m (9'4")
UPVC double window to front, two single radiators, laminate flooring, telephone and TV point, uPVC double glazed double doors to rear.

Kitchen/Diner

5.41m (17'9") x 2.43m (8')
Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl sink with mixer tap, built-in electric oven, four ring gas hob with extractor hood over, built-in fridge, freezer and dishwasher, uPVC double glazed window to front and rear, two single radiators, ceiling lights, door to:

Utility

1.94m (6'4") x 1.83m (6')
Fitted with a matching range of base cupboards, sink with mixer tap, space for washing machine and tumble dryer, single radiator, tiled flooring, door to rear

WC

Fitted with a two piece suite comprising, a pedestal wash hand basin and low-level WC.

First Floor

Landing

UPVC double glazed window to rear, access to loft, single radiator.

Bedroom 1

2.92m (9'7")max x 3.53m (11'7")max
UPVC double glazed window to front, built-in wardrobe, single radiator, door to:

Jack & Jill En-suite

Fitted with a three piece suite comprising a shower enclosure, pedestal wash hand basin and low-level WC, tiled splashbacks, heated towel rail, extractor fan, shaver point, ceiling lights, door to:

Bedroom 2

3.47m (11'5")max x 3.09m (10'2")max
UPVC double glazed window to front, single radiator.

Bedroom 3

2.43m (8'2") x 2.20m (7'3")
UPVC double glazed window to rear, single radiator.

Bathroom

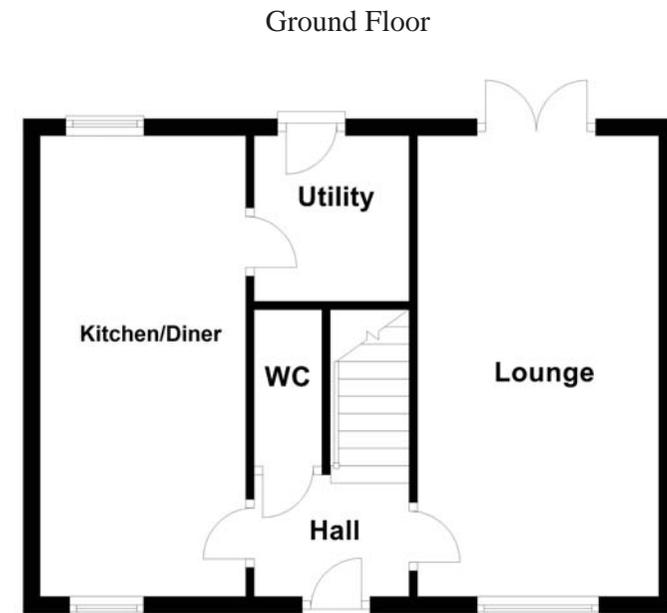
Fitted with a three piece suite comprising a bath with shower attachment and screen, low level WC, pedestal wash hand basin, heated towel rail, shaver point, ceiling lights, uPVC double glazed window to rear.

Outside

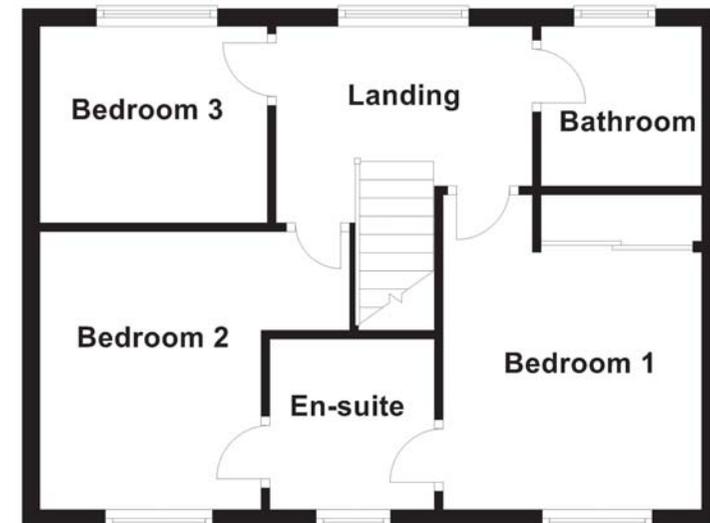
The front of the property is mainly laid to lawn with a mixture of shrubs and bushes to border, pathway leading to front entrance door, driveway to the side leading to an up and over garage, side gate. Enclosed garden mainly laid to lawn with a wooden decking area to the rear, door leading to garage, external tap and lighting.

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- Call today to arrange your free valuation -



First Floor



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