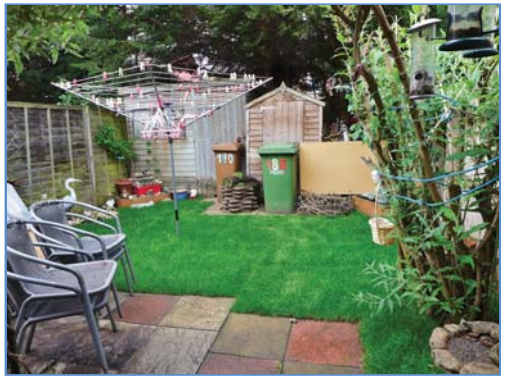
## Alexandra Road, Peterborough, Cambs, PE1 3DL.

Lounge Aspect 1

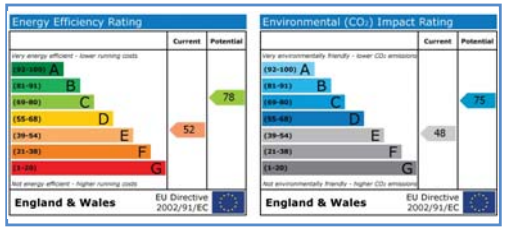
Lounge Aspect 2

Kitchen Aspect 1

Kitchen Aspect 2



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.

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# Harrison Rose

Estate Agents Ltd

# FOR SALE

Semi detached, three bedroom family home in Peterborough.

**Alexandra Road, Peterborough, Cambs, PE1 3DL.**

- IDEAL FIRST TIME BUY/ INVESTMENT
- THREE BEDROOMS
- UTILITY ROOM
- ENCLOSED GARDEN
- NO FORWARD CHAIN

**£158,999**

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## Ground Floor

**Lounge** 3.65m (12')max x 3.32m (10'11") max
UPVC double glazed box window to front, feature fireplace, single radiator, telephone and TV point, coving to ceiling, door to:

**Hall**
Entrance door, single radiator, stairs leading to landing, door to:

**Dining Room** 3.65m (12')max x 3.46m (11'4")
UPVC double glazed window to the side, single radiator, coving to ceiling, open plan to:

**Kitchen** 3.84m (12'7") x 2.50m (8'2")
Fitted with a matching range of base and eye level units, sink with mixer tap, space for fridge, dishwasher and cooker, single radiator, uPVC double glazed box window to side, open plan to:

**Utility** 3.33m (10'11") x 2.50m (8'2")
Fitted with worktop space and sink, space for washing machine, single radiator, access to gas boiler, uPVC double glazed window to side, door to rear garden.

## First Floor

**Landing**
Doors to:

**Bedroom 1** 3.65m (12')max x 3.32m (10'11")
UPVC box window to front, single radiator, coving to ceiling.

**Bedroom 2** 3.47m (11'5") x 2.77m (9'1")max
UPVC double glazed window to side and rear, single radiator.

**Bedroom 3** 2.59m (8'6") x 2.39m (7'10")
UPVC double glazed window to rear.

**Shower Room**
Fitted with a three piece suite comprising an enclosed shower, pedestal wash hand basin and low-level WC, uPVC frosted double glazed window to side.

**Outside**
The front of the property is enclosed with a dwarf brick wall with a mixture of shrubs and bushes, pathway leading to front entrance door. Enclosed rear garden, mainly laid to lawn with a patio area, a mixture of shrubs and bushes border.

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- Call today to arrange your free valuation -

Ground Floor

First Floor

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