

Peterborough Road, Whittlesey, Peterborough, PE7 1PA.



Lounge



Dining Room



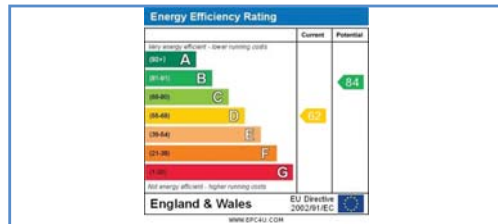
Kitchen



Bedroom



Rear 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



Well presented, two bedroom family home in Whittlesey.

Peterborough Road, Whittlesey, Peterborough, PE7 1PA.

- IDEAL FIRST TIME BUY/ INVESTOR
- TWO BEDROOMS
- DINING ROOM
- REAR GARDEN
- NO FORWARD CHAIN

**£149,995**



T: 01733 202525 | info@harrisonroseproperty.com | F: 01733 202962

Ref: 1590

www.harrisonroseproperty.com

## Ground Floor

### Lounge 3.39m (11'1") x 3.38m (11'1")

Entrance door, uPVC double glazed window to front and side, single radiator, TV point, feature open fire with cast iron surround, door to:

### Hall

Stairs leading to landing, door to:

### Dining Room 3.38m (11'1") x 3.38m (11'1")

UPVC double glazed window to rear, under stairs storage cupboard, single radiator, ornamental feature fireplace with brick surround, door to:

### Kitchen 4.78m (15'8") x 2.03m (6'8")

Fitted with a matching range of base and eye level units with worktop space over, 1½ bowl sink unit with mixer tap, built-in electric oven, built-in four ring gas hob, space for fridge and washing machine, single radiator, tiled flooring, coving to textured ceiling, two uPVC double glazed windows to side, side door to rear garden, further door to:

### Utility 2.03m (6'8") x 0.79m (2'7")

Space for dishwasher and tumble dryer, door to:

### Cloakroom

Fitted with a two piece suite comprising a wash hand basin and WC, radiator, tiled flooring and frosted uPVC double glazed window to rear.

## First Floor

### Landing

Doors to:

### Bedroom 1 3.66m (12') max x 3.35m (11') max

UPVC double glazed window to rear, single radiator.

### Bathroom

Fitted with a three piece suite comprising a corner panelled bath with hand shower attachment/mixer tap, pedestal wash hand basin and WC, shaver point, radiator, uPVC frosted double glazed window to rear.

### Bedroom 2 3.40m (11'2") max x 3.35m (11') max

UPVC double glazed window to front, single radiator and built in over stairs storage cupboard.

### Outside

To the front of the property is a small paved garden surrounded by a low level brick wall. To the rear of the property the garden is mainly laid to lawn with a patio area allowing for seating.

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.

- Call today to arrange your free valuation -

Ground Floor



First Floor



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