

Dapple Gardens, Whittlesey, Peterborough, PE7 1LW.



Lounge



Kitchen



Dining Room



Bedroom



Enclosed South-facing 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.

Registered in England and Wales company No. 07655708 Registered Office: 3 Angel House, Whittlesey, Peterborough, PE7 1SE VAT No. 116 5551 26

Harrison Rose

Estate Agents Ltd

FOR SALE



Detached, three bedroom family home located in Whittlesey.

Dapple Gardens, Whittlesey, Peterborough, PE7 1LW.

- DETACHED FAMILY HOME
- THREE BEDROOMS
- SUN ROOM
- ENCLOSED SOUTH FACING REAR GARDEN
- OFF ROAD PARKING

OFFERS OVER

£300,000



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Ground Floor

Hall

Entrance door, built-in storage cupboard, uPVC double glazed window to front, stairs leading to landing, door to:

Lounge 5.12m (16'10") x 3.56m (11'8")

UPVC double glazed boxed window, laminate flooring, TV and telephone point, coving to ceiling, radiator, open plan to:

Dining Room 3.60m (11'10") x 2.77m (9'1")

Radiator, laminate flooring, coving to ceiling, sliding doors to rear garden, further door to:

Kitchen 3.60m (11'10") x 2.57m (8'5")

Fitted with a matching range of base and eye level units with worktop space over, 1 ½ sink with mixer tap, built-in electric oven, four ring gas hob with extractor hood over, space for fridge, dishwasher and washing machine, radiator, coving to ceiling, door to:

Utility 2.51m (8'2") x 2.51m (8'2")

Fitted with a matching range of base and eye level units with worktop space over, sink with mixer tap, space for washing machine, tumble drier, laminate flooring, coving to ceiling, access to gas boiler, door to office and further door to:

Sun Room 3.98m (9'9") x 2.48m (8'2")

UPVC double glazed windows to rear and side

Office 2.51m (8'2") x 2.25m (7'5")

Power and lighting.

WC

Fitted with a two piece suite comprising a low level WC and pedestal wash hand basin, coving to ceiling, uPVC double glazed window to front.

First Floor

Landing

Built-in storage cupboard, doors to:

Bedroom 1 4.23m (13'11") x 2.69m (8'10")

UPVC double glazed window to rear, single radiator, coving to ceiling, door to:

En-suite

Fitted with a three piece suite comprising a shower enclosure, pedestal wash hand basin and low-level WC, uPVC double glazed frosted window to rear.

Bedroom 2 4.48m (14'9") x 2.69m (8'10")

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

Bedroom 3 3.45m (11'4") max x 2.73m (9') max

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

Bathroom

Fitted with a three piece suite comprising a bath, pedestal wash hand basin and low-level WC, heated towel rail, extractor fan, shaving point, uPVC double glazed window to rear.

Outside

The front of the property is mainly laid to paved allowing for off road parking, access to garage conversion currently being used for storage with access via an up and over door.

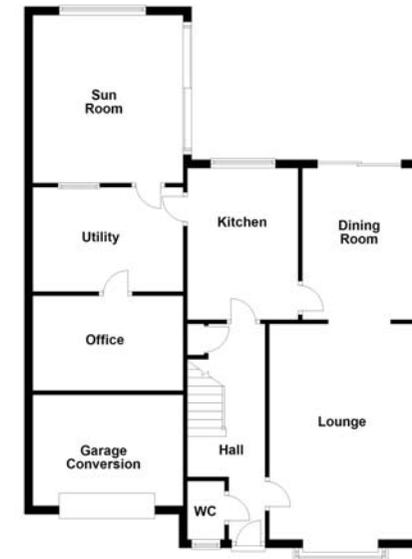
Enclosed south facing rear garden, laid to astroturf with a patio area, access to Timber Summer House **2.43m (8') x 2.43m (8')**, Garden Room 12' max narrowing to 6' max x 16' with soffit uPVC cladding, cavity insulated and sound proofed, further garden shed to the side of the property, raised flower beds to border.

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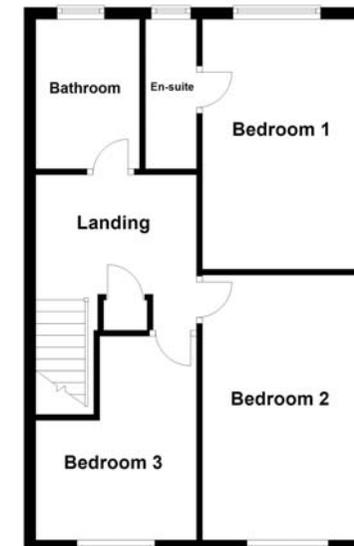
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- Call today to arrange your free valuation -

Ground Floor



First Floor



This floorplan has been drawn for illustration purposes only. Prospective purchasers should seek independent confirmation.

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