

Monks Close, Whittlesey, Peterborough, PE7 1PS.



Kitchen



Lounge Aspect 1



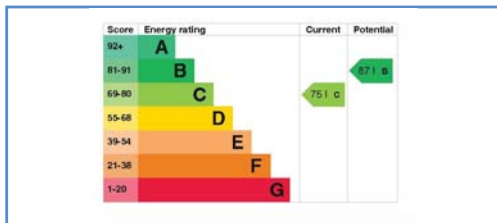
Lounge Aspect 2



Bedroom



Enclosed 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



Detached , three bedroom family home locate in Whittlesey.

Monks Close, Whittlesey, Peterborough, PE7 1PS.

- DETACHED FAMILY HOME
- THREE BEDROOMS
- EN-SUITE
- ENCLOSED REAR GARDEN
- GARAGE & OFF ROAD PARKING

**£274,995**



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

Ref:

www.harrisonroseproperty.com

## Ground Floor

### Hall

Entrance door, radiator, uPVC double glazed window to side, stairs leading to landing, doors to:

### Kitchen 4.69m (15'5") x 2.21m (7'3")

Fitted with a matching range of base and eye level units with worktop space over, sink with mixer tap, built-in electric oven, four ring gas hob with extractor hood over, built-in fridge, freezer and dishwasher, radiator, telephone point, TV point, uPVC double glazed window to side.

### Lounge 4.89m (16') x 3.02m (9'11")

UPVC double glazed window to rear, three radiators, telephone and TV point, wiring for surround speakers, double doors to rear garden.

### Utility/ Garage 5.55m (18'2") x 2.58m (8'5")

Fitted with worktop space over, sink with mixer tap, space for washing machine, cupboard under, access to gas boiler, telephone point, power and lighting, uPVC double glazed window to side.

### WC

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

## First Floor

### Landing

Radiator, access to loft, doors to:

### Bedroom 1 4.50m (14'9") max x 2.99m (9'10")

Two uPVC double glazed window to front, built-in wardrobe, built-in storage cupboard, door to:

### En-suite

Fitted with a three piece suite comprising shower enclosure, pedestal wash hand basin and low-level WC, heated towel rail, extractor fan, ceiling lighting, uPVC frosted double glazed window to side.

### Bedroom 2 3.06m (10') x 2.51m (8'3") max

UPVC double glazed window to rear, TV and telephone point, radiator.

### Bedroom 3 3.06m (10') x 2.50m (8'3") max

UPVC double glazed window to rear, radiator, telephone and TV point.

### Bathroom

Fitted with a three piece suite comprising a bath, pedestal wash hand basin and low-level WC, tiled surround, uPVC frosted double glazed window to side.

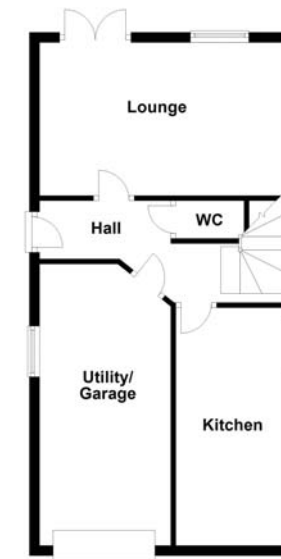
### Outside

The front of the property is mainly laid to gravel allowing for off road parking leading to garage/utility via up and over door, side gate. Enclosed rear garden, mainly laid to lawn with a patio area, a mixture of shrubs and bushes to border.

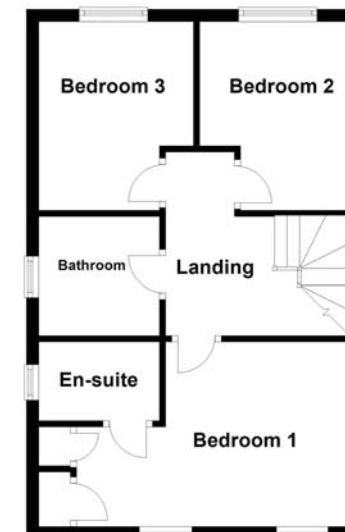
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- Call today to arrange your free valuation -

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 -