



Westwood Park Road, Peterborough
£400,000 **Freehold**

**Sharman
Quinney**

Key Features



- Three Bedrooms
- Two Reception Rooms
- Downstairs Cloakroom
- Modern Bathroom
- Off Road Parking

GROUND FLOOR

ENTRANCE HALL: Entrance door. UPVC Double glazed window to front. Radiator. Built in under stairs cupboard. Stairs to first floor.

LOUNGE: 3.68m x 3.37m (12'09" plus recess x 11'06") UPVC Double glazed window to rear. Radiator. Fireplace.

DINING ROOM: 3.08m x 3.37m (10'11" x 11'06" plus recess) UPVC Double glazed window to front. Radiator. Fireplace.

KITCHEN: 4.58m x 3.66m (15'03" x 12'03") UPVC Double glazed window to side. Fitted with a range of base and wall units. Stainless steel sink and drainer with mixer tap. Built in oven and fitted hob with cooker hood over. Integrated fridge/freezer, dishwasher, microwave and wine cooler. Under floor heating.

UTILITY: Wall mounted boiler. Space and plumbing for washing machine.

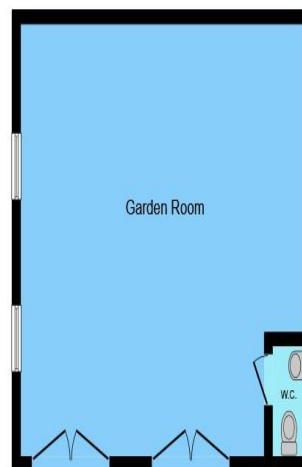




Ground Floor



First Floor



Outbuilding

CLOAKROOM: UPVC Frosted double glazed window to rear. Low level WC. Wash hand basin. Heated towel rail.

FIRST FLOOR

LANDING: Loft access. Two built in cupboards. Radiator.

BEDROOM: 3.96m x 3.36m (13'01" plus recess x 11'05" max) UPVC Double glazed window to rear. Radiator.

BEDROOM: 3.36m x 3.35m (11'05" plus recess x 11'01" max) UPVC Double glazed window to front. Radiator.

BEDROOM: 3.66m x 2.45m (12'02" x 8'05" max) UPVC Double glazed window to side. Radiator.

BATHROOM: UPVC Frosted double glazed window to side. Low level WC. Wash hand basin with mixer tap. Bath with mixer tap and mains shower. Heated towel rail. Built in airing cupboard housing hot water cylinder.

OUTSIDE

FRONT: Driveway providing off road parking. Garden area.

REAR GARDEN: Enclosed by fencing and hedging. Laid to lawn and patio areas. Shed. Greenhouse. Wooden garage. Decking area leading to large games room/bar.


To view this property call Sharman Quinney on:
01733 897896

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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