



Manton, Bretton, Peterborough  
Guide Price **£210,000** **Freehold**

**Sharman  
Quinney**

# Key Features



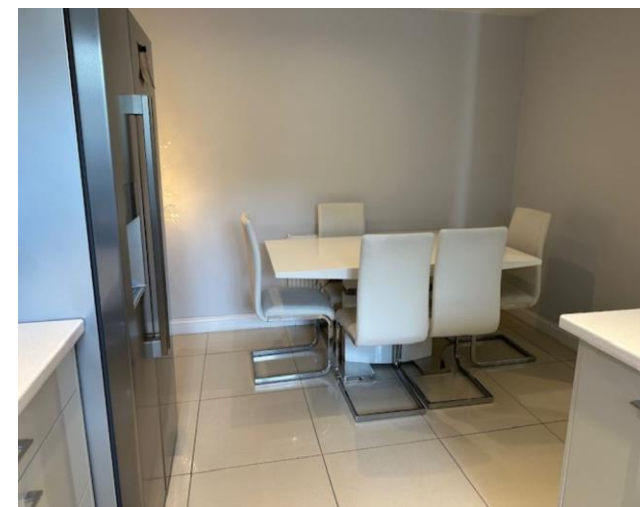
- Three Bedroom
- Kitchen/Diner
- Downstairs Cloakroom
- Enclosed Rear Garden
- Ideal First Time Buy/Investment

## GROUND FLOOR

**ENTRANCE HALL:** UPVC Double glazed entrance door. Radiator. Built in storage cupboard. Stairs to first floor.

**CLOAKROOM:** UPVC Frosted double glazed window. Low level WC. Wash hand basin.

**KITCHEN/DINER:** 4.87m x 3.36m (16' x 11'04" max) UPVC Double glazed window to front. Fitted with a range of base and wall units. Sink and drainer with mixer tap. Built in oven and fitted hob with cooker hood over. Radiator. Built in cupboard housing wall mounted boiler.



LOUNGE: 5.20m x 3.07m (17'09" x 10'09") UPVC Double glazed window and patio doors to rear. Radiator.

## FIRST FLOOR

LANDING: Loft access. Two built in cupboards.

BEDROOM: 3.96m x 2.47m (13' plus recess x 8'11" plus recess) UPVC Double glazed window to rear.

BEDROOM: 3.07m x 3.66m (10'09" plus recess x 12'02" max) UPVC Double glazed window to front.

BEDROOM: 2.76m x 2.46m (9'06" x 8'08") UPVC Double glazed window to rear. Radiator.

BATHROOM: UPVC Frosted double glazed window to front. Low level WC. Wash hand basin. Bath with wall mounted electric shower. Heated towel rail.

## OUTSIDE

FRONT: Communal parking area.

REAR GARDEN: Enclosed by fencing and brick wall. Rear access gate. Laid to lawn area. Patio.



To view this property call Sharman Quinney on:  
**01733 897896**

# Selling your property?

Contact us to arrange a **FREE** home valuation.

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