



**Sharman  
Quinney**  
www.sharmanquinney.co.uk  
PETERBOROUGH 01733 897896  
**for sale**

Naseby Close, Peterborough  
**£195,000 Freehold**

**Sharman  
Quinney**



# Key Features



- Mid Terraced Property
- Three Bedrooms
- Kitchen/Diner
- Off Road Parking
- Garage

## Accommodation Includes

### Entrance Hall

Part glazed UPVC door to entrance hall with stairs to first floor landing, meter cupboard, double glazed window to side, radiator, door through to:

### Lounge

14'4" by 14'7". UPVC double glazed window to front, two radiators, fireplace surround with insect gas fire, and TV point. Door through to:

### Kitchen Diner

17' 11" by 8'5". Single drainer stainless steel sink unit with mixer tap over and UPVC double glazed window to rear, range of fitted base units with work surfaces over and matching wall cupboards. Four ring hob and electric oven, recess space and





plumbing for washing machine, space for freestanding fridge freezer, understairs storage cupboard, door through to rear lobby.

Rear Lobby with UPVC door to the rear garden and door to cloakroom.

#### Cloakroom

Two piece suite with wash hand basin and low-level WC, UPVC window to side.

Stairs to first floor landing

Loft access and doors to the following:

#### Bedroom One

13'5" by 10'11". Twin UPVC double glazed windows to rear, and radiator.

#### Bedroom Two

11'4" by 10'2" maximum. UPVC double glazed window to front, radiator, airing cupboard housing combination gas boiler for central heating and domestic hot water.

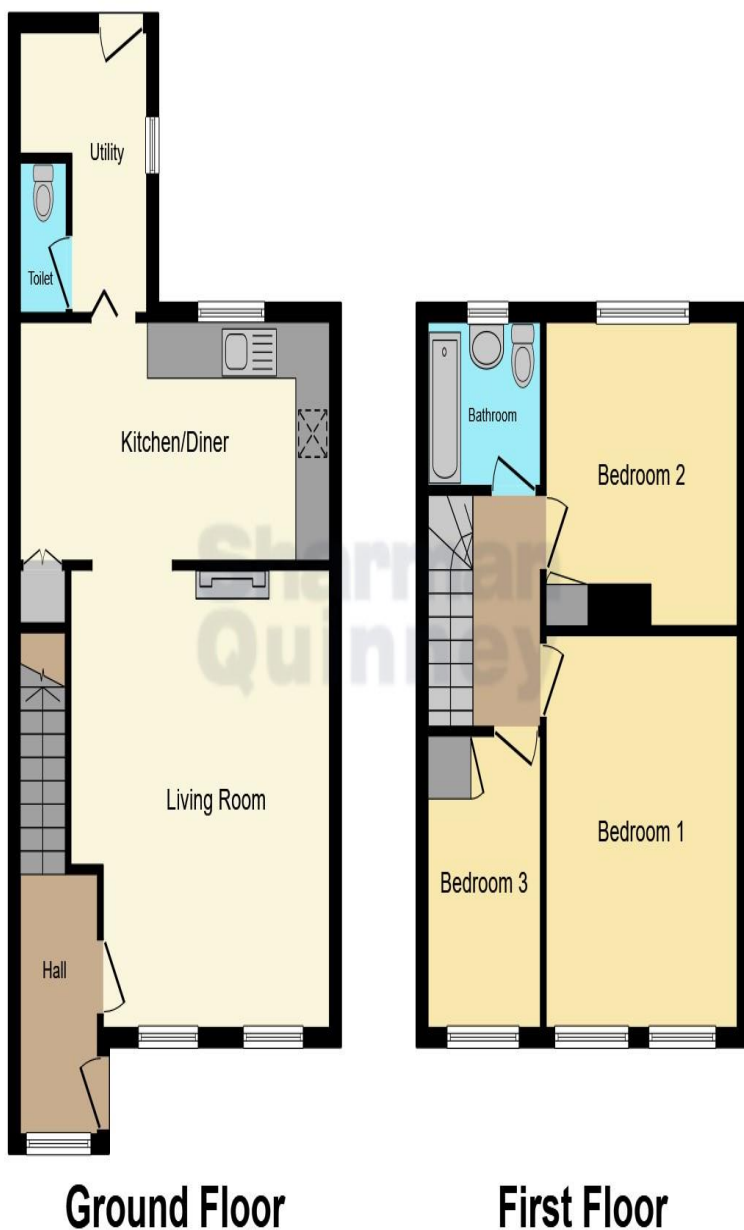
#### Bedroom Three

L-shaped room 10'4" to door recess by 6'0", Leaded light UPVC double glazed window to front, radiator.

#### Bathroom

Three-piece suite comprising panelled bath with mixer tap over and tiled surround, wash hand basin, low-level WC, tiled walls, UPVC double





**Ground Floor**

**First Floor**

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glazed window to rear and extractor fan.

## Outside

### Front

Enclosed the front garden laid to lawn with pedestrian access by picket fence and gate.

### Rear

Enclosed garden laid to lawn with brick shed for additional storage gated, gated rear access leading to off-road parking as well as single brick garage with metal up and over door.

The property is ideally located for both junior and senior school such as Highless junior school and the Jack Hunt senior school, the property is also a short walk from Peterborough hospital as well as the local Westwood shopping arcade.

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

# Selling your property?

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

 01733 897896

 70 Albert Place, PETERBOROUGH,  
Cambridgeshire, PE1 1DD

 peterborough@sharmanquinney.co.uk

 [www.sharmanquinney.co.uk](http://www.sharmanquinney.co.uk)



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