



**Cecil Pacey Court, Peterborough**

**Price: Leasehold £80,000 guide price**

- Off Road Parking
- Ground floor
- Well Presented
- No Chain
- Tenant in Situ

EPC Rating: D



## Ground Floor

Entrance Hall

Kitchen 2.89m x 1.57m (9'6 x 5'2)

Lounge 4.44m x 4.59m (14'7 x 15'1)

Bedroom 1 3.37m x 2.51m (11'1 x 8'3)

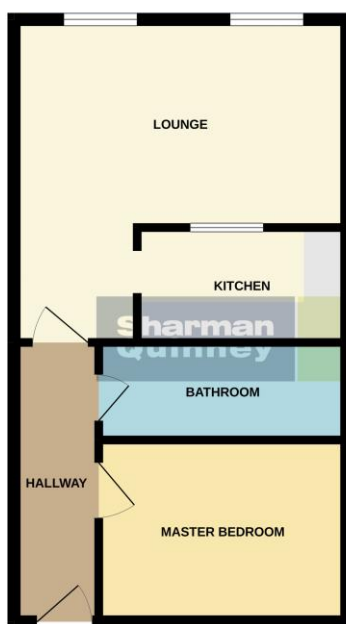
Bathroom

Low level WC, Wash hand basin and bath with Shower over

Outside

Off Road Parking

GROUND FLOOR



While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.  
Made with Metropack CS022



**This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Sep 1991. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.**

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense.

4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: PTB205569 - 0005

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