



Welbourne, Werrington Peterborough
£220,000 Freehold

**Sharman
Quinney**

Key Features



- Enclosed rear garden
- Three bedrooms
- Downstairs cloakroom
- Kitchen/diner

Ground Floor

PVCu double part glazed entrance door to:
Entrance Hall

Radiator, stairs, doors to:
Cloakroom

Fitted with a two piece suite comprising wash
hand basin and low-level WC, PVCu obscure
double glazed window to front.

Kitchen/Diner

4.77m x 3.50m (15'8" x 11'6" maximum)

Fitted with a matching range of base and eye level
units with worktop space over, sink unit, space for
fridge/freezer, cooker, plumbing for washing
machine and dishwasher, PVCu double glazed
window to front, radiator.



Lounge
4.54m x 3.20m (14'11" x 10'6")
PVCu double glazed window to rear, radiator,
door to:
Rear Porch
PVCu double glazed door leading out to garden,
large storage cupboard.

First Floor

Landing
Doors to:

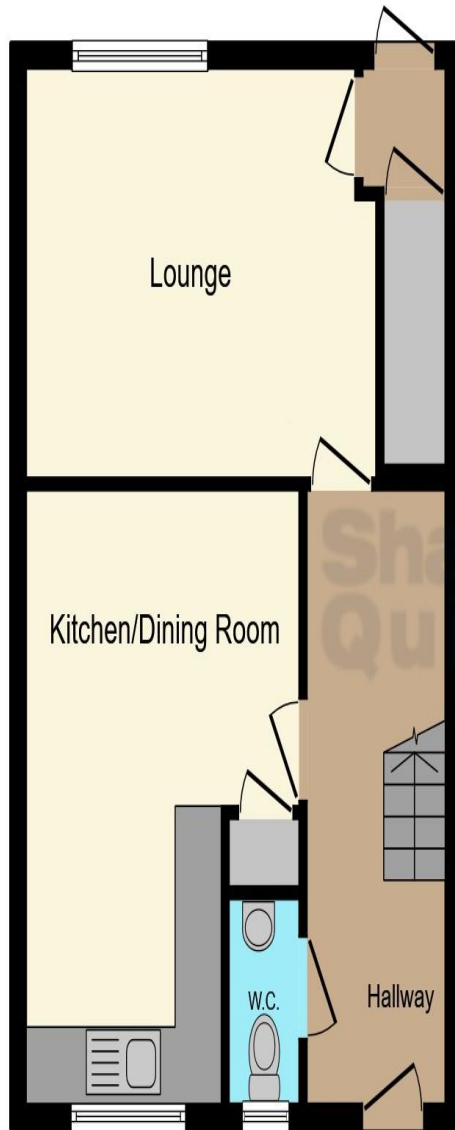
Bedroom 1
3.53m x 3.55m (11'7" maximum x 11'8")
PVCu double glazed window to front, radiator,
built in wardrobes.

Bedroom 2
3.81m x 2.99m (12'6" x 9'10" minimum excluding
door recess)
PVCu double glazed window to front, radiator,
built in storage cupboard.

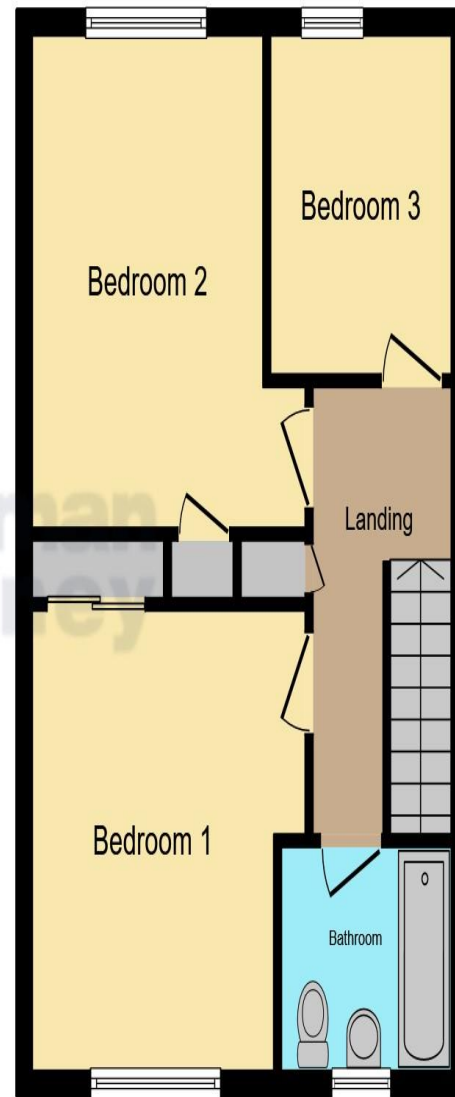
Bedroom 3
2.33m x 2.64m (7'8" x 8'8")
PVCu double glazed window to rear, radiator.

Bathroom
Fitted with a three piece suite comprising bath
with shower over, wash hand basin, low-level WC,
radiator, PVCu obscure double glazed window to
front.





Ground Floor



First Floor

Outside

The front garden is laid to lawn. The rear garden is enclosed by wooden panelled fencing and is mainly laid to lawn.

Agents Note:

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.


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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