



Temple Grange, Peterborough  
**£365,000** **Freehold**

**Sharman  
Quinney**



# Key Features



- Four Bedrooms
- En-Suite To Master
- Conservatory
- Enclosed Rear Garden
- Garage

## GROUND FLOOR

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

**CLOAKROOM:** UPVC Frosted double glazed window to front. Low level WC. Wash hand basin with mixer tap. Radiator.

**KITCHEN:** 4.30m x 2.46m (14'11" x 8'09") UPVC Double glazed window to front and door to side. Fitted with a range of base and wall units. Sink and drainer with mixer tap. Wall mounted boiler. Built in oven and fitted hob with cooker hood over. Radiator.





DINING AREA: 2.46m x 3.06m (8'09" x 10'06")  
UPVC Double glazed window to rear. Radiator.  
Opening to;

LOUNGE: 4.29m x 3.37m (14'10" x 11'06") UPVC  
Double glazed patio doors to rear. Radiator.  
Fireplace.

CONSERVATORY: 3.96m x 3.05m (13'01" x  
10'03") UPVC Double glazed windows. Radiator.  
Door to side.

## FIRST FLOOR

LANDING: Built in airing cupboard housing hot  
water cylinder.

BEDROOM: 3.67m x 2.76m (12'05" max x 9'06"  
plus recess) UPVC Double glazed window to  
front. Two built in wardrobes. Loft access.

EN-SUITE: UPVC Frosted double glazed window  
to side. Low level WC. Wash hand basin with  
mixer tap. Shower cubicle with electric shower.  
Heated towel rail.

BEDROOM: 3.67m x 2.16m (12'07" x 7'11")  
UPVC Double glazed window to rear. Radiator.

BEDROOM: 3.36m x 2.43m (11'05" x 8') UPVC  
Double glazed window to rear. Radiator. Built in  
wardrobe.





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](http://www.focalagent.com)

**BEDROOM:** 3.38m x 2.14m (11'09" max x 7'05")  
Two UPVC Double glazed windows to front.  
Radiator. Built in wardrobe.

**BATHROOM:** UPVC Frosted double glazed window to side. Low level WC. Wash hand basin with mixer tap. Bath. Heated towel rail.

## OUTSIDE

**FRONT:** Driveway providing off road parking.

**GARAGE:** Up and over door. Power and lighting.

**REAR GARDEN:** Enclosed by fencing. Side gates. Laid to lawn area. Patio area.

To view this property call Sharman Quinney on:  
**01733 575757**



# Selling your property?

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

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