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Windsor Road, Yaxley Peterborough

Price: Freehold. Offers of excess of £370,000

- Detached Bungalow
- Four Double Bedrooms
- Conservatory
- Two Bathrooms
- Large Garden
- Garage
- Close to Local Amenities
- 5.8mw Solar Panels

EPC Rating: C



Entrance Hall

UPVC double glazed front door. Radiator. Vinyl Flooring. Storage cupboard.

Bedroom One

4.74m x 3.65m (15'6"x 11'9"). UPVC Double glazed window to front elevation. Radiator. Textured and coved ceiling.

Bedroom Two

3.34m x 3.34m (11' x 11'). UPVC Double glazed window to front elevation. Radiator. Wood Floor. Textured and coved ceiling.

Bedroom Three

3.63m x 3.34m (11'9" x 11'). UPVC double glazed window to rear elevation. Radiator. Built in Desk unit with drawers. Textured and coved ceiling.

Family Bathroom/Wet Room

UPVC Double Glazed window to rear elevation. Radiator. Wash Hand Basin. Low Level WC. Electric shower. Wet room flooring. Extractor fan.

Dining Room

4.10m x 3.36m (13'5" x 11'1"). UPVC Double glazed window to side elevation. Radiator. Tiled flooring. TV point. Archway though to:-

Kitchen

4.62m x 3.40m (15'2" x 11'2"). UPVC Double glazed window to side elevation. Range of Base & eye level units with complimentary work-surfaces with inset stainless steel sink and drainer with Mixer tap over. Tiled splashback. Fitted Gas Hob. Fitted electric Oven. Cooker Hood. Space for washing machine. Fitted fridge-freezer. Tiled Floor.

Bathroom

Corner bath. Low level WC. Wash hand basin. Chrome Towel Heater. Velux Window.

Bedroom Four

2.31m x 3.49m (7'6" x 11'5"). Velux Window. Radiator.

Lounge

4.58m x 2.93m (15'1" x 9'6"). UPVC double glazed window to side elevation. Radiator. UPVC French doors to rear elevation, leading to:-

Conservatory

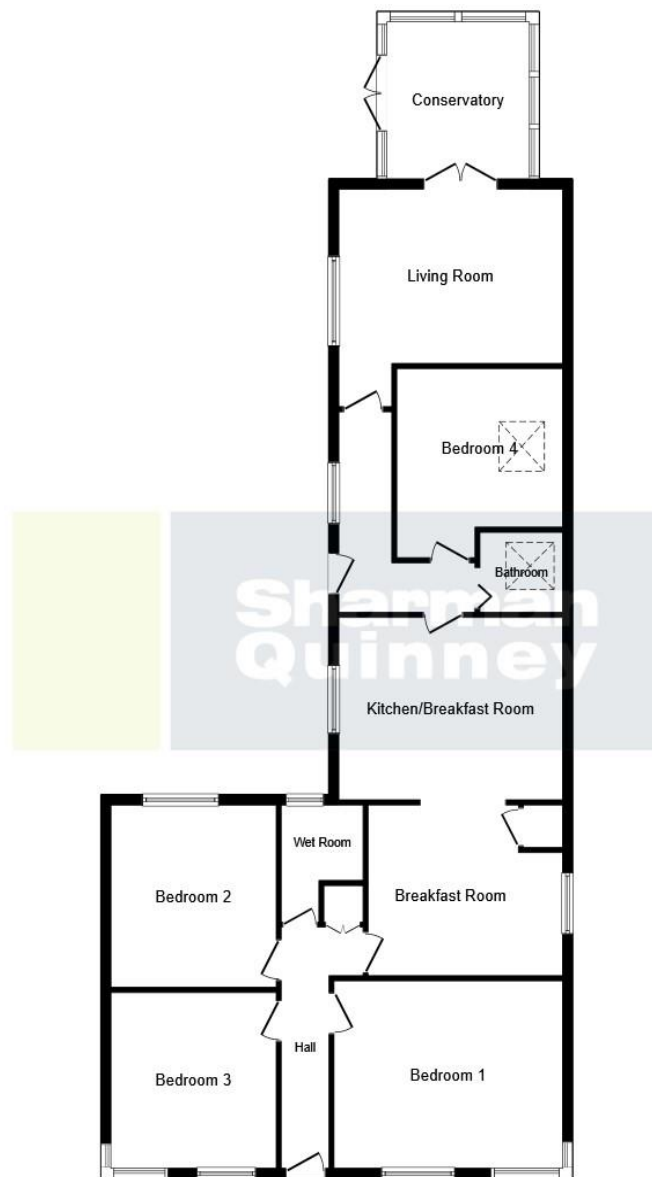
3.22m x 3.07m (9'8" x 10'1"). Dwarf brick wall construction with UPVC double glazed windows. Polycarbonate roof. Tiled Flooring. UPVC French doors leading to rear garden.

Outside the Property

Enclosed rear garden mainly laid to lawn with patio area towards the house, concrete base driveway leading to garage at the rear of the property. Timber fence boundaries. Front garden is block paved to provide driveway parking with a low level brick wall to the front. Tarmac Roadway to the side of the property giving access to the driveway and the rear garden.



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: YAX202251 - 0013



Ground Floor

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). Plan produced for Sharman Quinney. Powered by www.focalagent.com

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