



Peterborough Road, Langtoft Peterborough
£585,000 Freehold

**Sharman
Quinney**

Key Features



- Stone Detached House
- Four Bedrooms
- Village Location
- Exposed Stone Fireplace with Cast Iron Woodburner
- Exposed Stonework and Beams

Accommodation Includes

Hardwood front door to:

Reception Hall
Radiator, tiled floor.

Cloakroom

Two piece suite comprising wc, pedestal wash
hand basin, radiator, tiled floor.

Dining Room

3.28m x 4.06m (10'9" x 13'4"). PVCu doors
leading to front garden, tiled flooring, radiator.

Sitting Room

4.62m x 6.72m (15'2" x 22'). Original part of the
farm house, UPVC windows to front and rear



aspect, bay window seating, exposed feature stone fire place with cast wood burner, exposed timber beams, radiator, stairs to first floor and landing.

Kitchen Breakfast Room

3.34m x 5.17m (10'11" x 16'11"). Comprising a range of country kitchen style base and eye level units with granite work surface and inset sink with mixer tap, recessed range space, gas cooker point, radiator, integrated dishwasher, tiled floor, part vaulted ceiling UPVC windows to side aspect and French doors opening to the private rear garden.

Utility Room

2.84m x 2.18m (9'4" x 7'2"). Comprising a range of base and eye level units with work surface, wall mounted boiler, Belfast sink, plumbing for washing machine, space for fridge freezer, tiled floor.

Hallway

Tiled floor, personal door leading to a double garage, door to front aspect.

Stairs to first floor and landing/Snug

2.56m x 2.36m (8'4" x 7'9"). Window to rear aspect, exposed stone work and timber, radiator, step up leading to:

Study Area

3.53m x 2.61m (11'7" x 8'6"). Window to rear





Ground Floor



First Floor

aspect, fitted storage units and window seating.

Master Bedroom

4.98m x 3.47m (16'4" x 11'4"). Window to front aspect, Velux window to rear aspect, recess storage units, airing cupboard, radiators, walk in wardrobe.

En Suite

Three piece suite comprising wc, wash hand basin, panel bath, shower, sky light to rear aspect.

Bedroom Two

4.00m x 3.11m (13'1" x 10'2"). Window to front aspect, double wardrobes, exposed timber beams, radiator.

Bedroom Three

3.08m x 3.63m (10'1" x 11'11"). Window to rear aspect, double wardrobe, exposed timber beams.

Bedroom Four

2.53m x 3.47m (8'3" x 11'4"). Window to front, radiator, recess wardrobe space.

Outside

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