



Aqua Drive, Hampton Water Peterborough
Offers in Excess of £270,000 **Freehold**

**Sharman
Quinney**

Key Features



- End Terrace house
- Four Bedrooms
- En-suite to master bedroom
- Open plan kitchen/ lounge dining room
- Study

Part glazed entrance door leads through to the Main hallway
Stairs to first floor, double storage cupboard housing the wall mounted gas boiler, radiator, wood laminate flooring.

Downstairs cloakroom

Two piece suite comprising a pedestal wash hand basin, close coupled Wc, tiled splashbacks, radiator.

Study

2.72m x 1.85m (8'.11" x 6'.01")

Double glazed window to front aspect, radiator.

Open Plan kitchen /lounge dining room

6.07m x 3.91m max (19'.11" x 12'.10" max)

Kitchen has a matching range of eye level units



with under lighting, cupboards and drawers with matching worktop space over, one and half bowl stainless steel sink unit with tiled splashbacks, built in oven and hob with extractor over, built in dishwasher ,built in washing machine bin fridge/ freezer radiator, Tv point, wood laminate floor, under stairs storage cupboard, double glazed windows and french doors leading out to the rear landscaped garden.

Stairs to first floor

Stairs to second floor, radiator.

Master bedroom

3.91m x 3.05m (12'.10" x 10')

Double glazed window to front aspect, radiator.

En-suite

Three piece suite comprising a tiled double shower cubicle, pedestal wash hand basin, close coupled Wc, shaver point, radiator.

Bedroom 2/ Living room

3.91m x 3.00m max (12'.10" x 9'.10" max)

Double glazed window to rear aspect, radiator, Tv point.

Second floor landing

Loft access, radiator, wood laminate flooring.

Bedroom 3

3.91m x 3.48m max (12'.10" x 11'.05" max)





Roof Window to rear aspect, built in single wardrobe, wood laminate flooring, restricted ceiling height.

Bedroom 4

3.94m max x 2.21m max (12'.11" max x 7'.03" max)

Double glazed dormer window to front aspect, over stairs storage cupboard, wood laminate flooring, restricted ceiling height.

Bathroom

Three piece suite comprising a bath, pedestal wash hand basin, close coupled Wc, radiator ,double glazed window to side aspect.

Outside

The landscaped rear garden has a timber decking seating area with pergola over and courtesy lighting, decorative gravel area and garden shed. Shared block paved drive leads round the back of the property where there are two allocated parking spaces for two cars.

To view this property call Sharman Quinney on:
01733 346111

Selling your property?

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

 01733 346111

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