



Beverstone, Orton Brimbles Peterborough  
**Offers in Region Of £265,000 Freehold**

**Sharman  
Quinney**



# Key Features



- Extended End-Terrace
- Three Bedrooms
- Refurbished Kitchen
- Parking for Up to Three Cars
- Driveway

As you step inside, you'll be greeted by the warm and inviting hallway leading you into the heart of the home, the separate dining room makes the perfect room for the family to enjoy their evening meals in together or for entertaining friends.

Adjacent is the cozy lounge ideal for the family to relax and unwind in after a long day's work, whilst admiring the views of the rear garden.

The stylish refitted galley style kitchen has plenty of preparation and storage space making it perfect for the aspiring chef in you or simply to enjoy your morning coffee in before the day begins, with top-of-the-line integrated appliances this kitchen has you covered.

As we go upstairs, you'll find the three well-





proportioned bedrooms, bedroom 1 offers a peaceful retreat for rest and relaxation, the additional bedrooms are perfect for the children, guests or even home office, depending on your needs, family bathroom.

Outside a shared pathway access leads to the low maintenance rear garden which has the ideal space for the family to enjoy their outdoor activities together. The property has the benefit of an outside office making it ideal for the hybrid worker.

Parking, no problem there is ample off-road parking for three cars on the block paved driveway.

Beverstone is a popular family friendly neighbourhood within easy reach of local schools, shops, Ferry Meadows country park and golf course and the all-important transport links.

Entrance hall

Separate Dining room

4.39m inc stairwell x 3.66m (14'05" inc stairwell x 12'0")

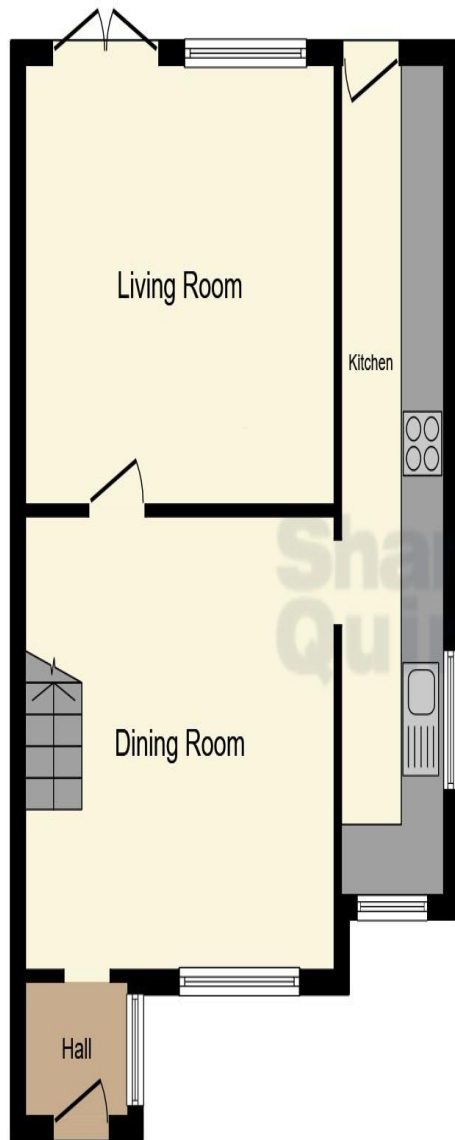
Lounge

4.14m x 3.68m (13'07" x 12'01")

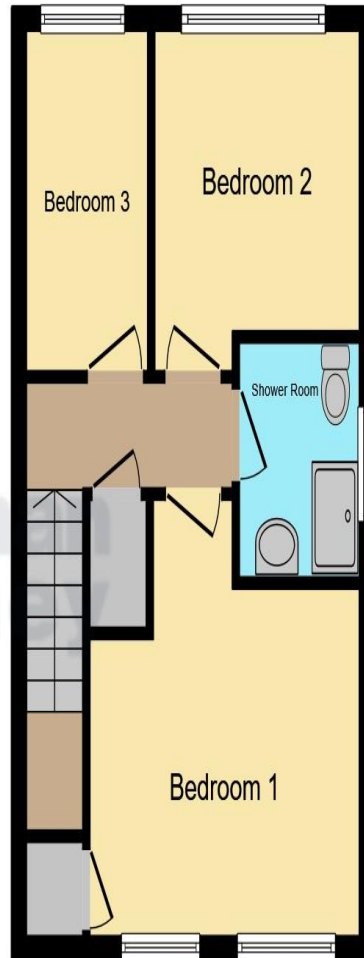
Refitted Galley style kitchen

6.98m x 1.24m (22'11" x 4'10")





**Ground Floor**



**First Floor**

## First floor landing

### Bedroom 1

3.45m x 2.79m ex recess (11'04" x 9'02" ex recess)

### Bedroom 2

2.59m x 2.41m (8'06" x 7'11" ex recess)

### Bedroom 3

2.95m x 1.70m inc wardrobe (9'08" x 5'07" inc wardrobe)

### Bathroom

Outside- A shared pathway access leads to the low maintenance rear garden which has the ideal space for the family to enjoy their outdoor activities together. The property has the benefit of an outside office 3.43m x 2.36m (11'03" x 7'09") making it ideal for the hybrid worker.

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)

To view this property call Sharman Quinney on:  
**01733 346111**

# Selling your property?

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

 01733 346111

 50 Hargate Way, Hampton Hargate,  
Peterborough, Cambridgeshire, PE7 8DS

 hampton@sharmanquinney.co.uk

 [www.sharmanquinney.co.uk](http://www.sharmanquinney.co.uk)



 SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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: HAM203578 - 0003

