



Lavenham Court, Peterborough
£125,000 Leasehold

**Sharman
Quinney**

Key Features

 2  1  C  A



125 Years remaining as of 25 Mar 1990

£100.00 Ground Rent p/a

Review due: No review due

£2300.00 Service Charge p/a

Review due: No review due

- First Floor Flat
- 2 Bedrooms
- Off Road Parking for One Car
- Garage
- Views of St. Botolph's Green

As you step inside, you'll be greeted by the spacious and inviting hallway which leads through to the heart of the home. The upgraded kitchen has plenty of preparation and storage space and attractive views onto open green space.

The cosy lounge is flooded with natural light. It is the ideal space to relax and unwind, whilst enjoying glorious views across Botolph Green.



Bedroom one is generously proportioned and offers a relaxing and peaceful retreat. The second bedroom would be ideal for children, for guests or perhaps as a home office. There is a fully appointed family bathroom

Outside there are wonderful views, and to the rear of the complex you'll find the allocated parking space for one car and access to your single garage, en bloc.

Entrance Hall

Lounge

4.44m x 3.40m (14'07" x 11'02")

Kitchen

2.82m x 1.78m (9'03" x 5'10")

Bedroom 1

3.63m x 2.92m (11'11" x 9'07")

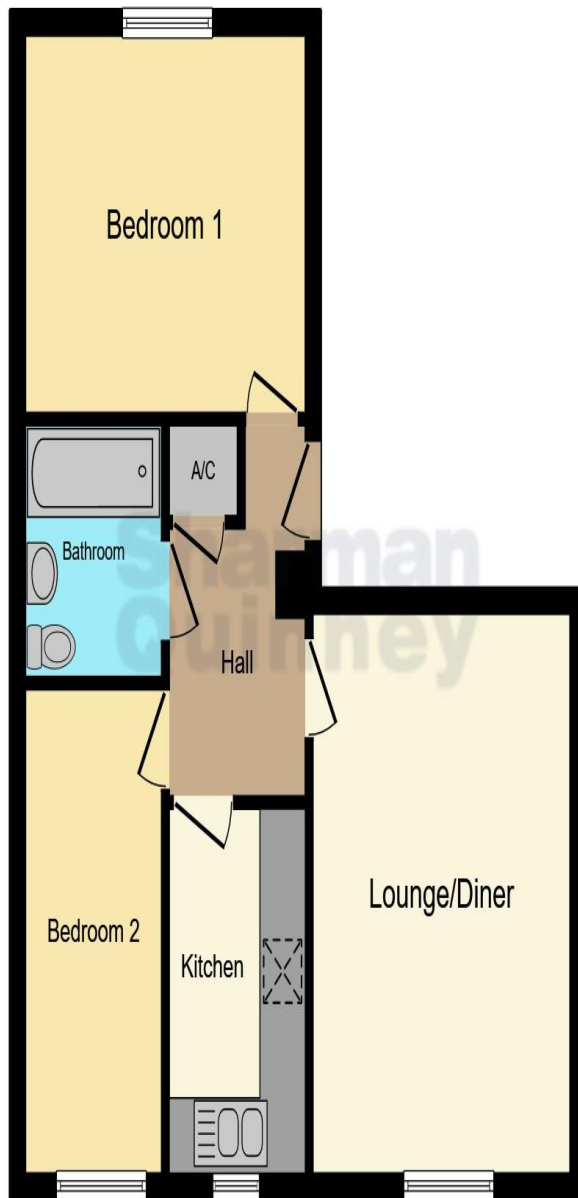
Bedroom 2

3.84m x 1.68m (12'07" x 5'06")

Bathroom

Outside the property has wonderful views over St Botolph's green. Parking is no problem as there is an allocated parking space at the rear of the complex for one car and single garage en bloc measuring 5.08m x 2.46m (16'08" x 8'01").





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

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

 hampton@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



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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.

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